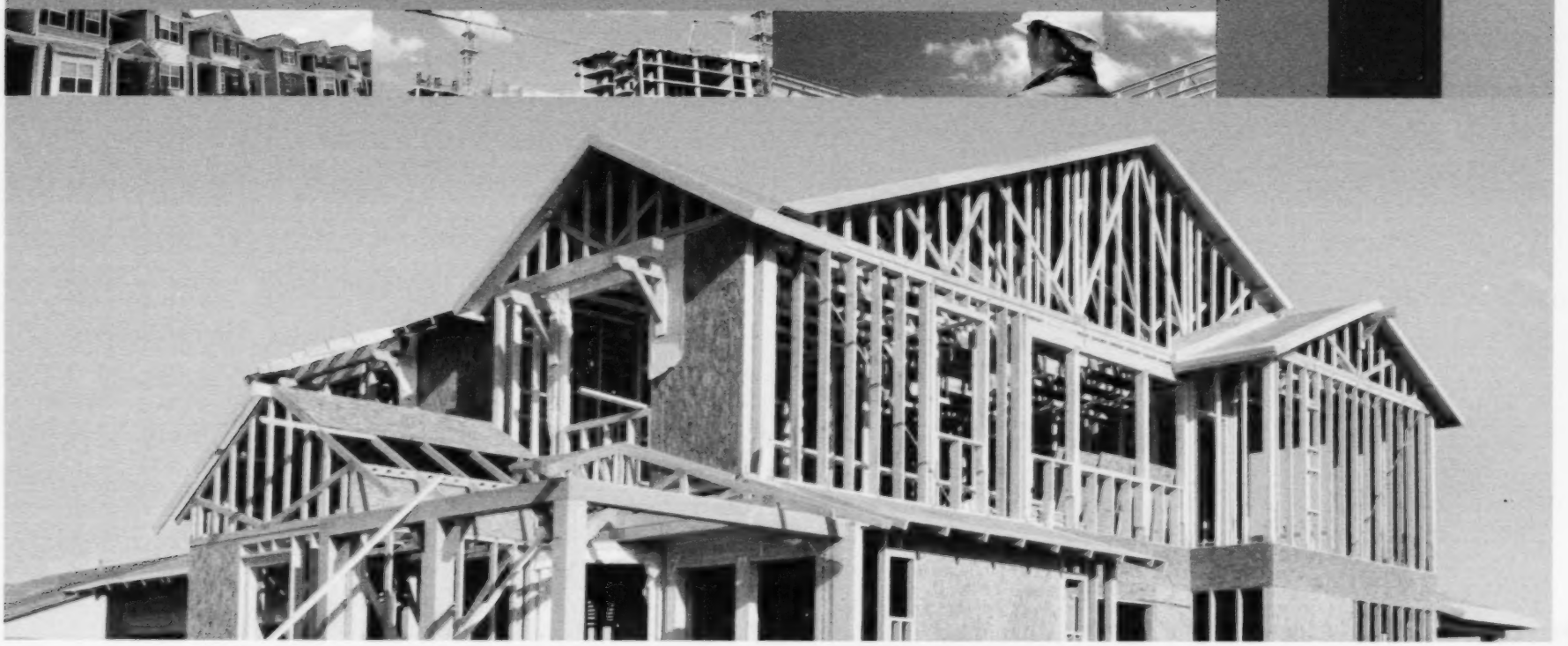
HOUSING MARKET INFORMATION

RESIDENTIAL CONSTRUCTION DIGEST

Edmonton



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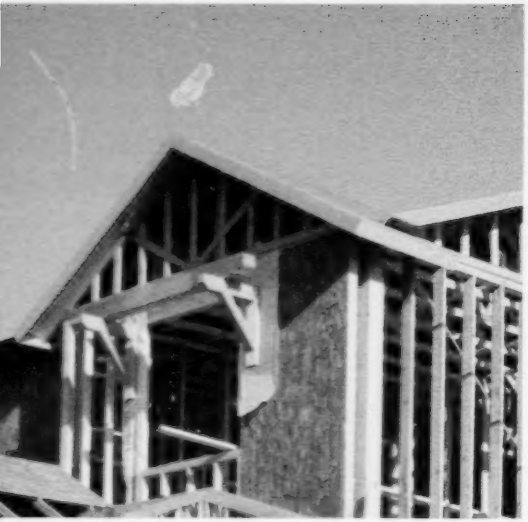


Contents

Edmonton Metropolitan Area

All Housing Starts for the Current Month 1a
All Housing Starts: Year to Date 2014 ..... 1b
Single Family Housing Starts by Zone and House Type for the Current Month 2a
Single Family Housing Starts by Zone and House Type: Year to Date 2014 ..... 2b
Multiple Family Housing Starts by Zone, Type and Tenure for the Current Month 3a
Multiple Family Housing Starts by Zone, Type and Tenure: Year to Date 2014 ..... 3b
All Housing Completions for the Current Month 4a
All Housing Completions: Year to Date 2014 ..... 4b
Single Family Housing Completions by Zone and House Type for the Current Month 5a
Single Family Housing Completions by Zone and House Type: Year to Date 2014 ..... 5b
Multiple Family Housing Completions by Zone, Type and Tenure for the Current Month 6a
Multiple Family Housing Completions by Zone, Type and Tenure: Year to Date 2014 ..... 6b
All Housing Under Construction by City Zone for the Current Month 7
Single Family Housing Under Construction by Zone and Type for the Current Month 8
Multiple Family Housing Under Construction by Zone, Type and Tenure for the Current Month 9
All Housing Starts by Month: 2013 vs. 2014 10
All Housing Completions by Month: 2013 vs. 2014 11
All Housing Under Construction by Month: 2013 vs. 2014 12
Single Family Housing Starts by Month and House Type: Year to Date 2014 13
Single Family Housing Completions by Month and House Type: Year to Date 2014 14
Single Family Housing Under Construction by Month and House Type: Year to Date 2014 15
Multiple Family Housing Starts by Month, Type and Tenure: Year to date 2014 16
Multiple Family Housing Completions by Month, Type and Tenure: Year to Date 2014 17
Multiple Family Housing Under Construction by Month, Type and Tenure: Year to Date 2014 18
All Complete and Unabsorbed Units by Zone and Type for the Current Month 19
All Complete and Unabsorbed Units by Month and Type 20
Complete and Unabsorbed Single Units by Zone and House Type for the Current Month 21
Complete and Unabsorbed Single Units by Month and House Type 22
Complete and Unabsorned Multiple Units by Zone, Type and Tenure 23
Complete and Unabsorbed Multiple Units by Month, Type and Tenure 24
Single Units Unabsorbed by Zone and Months Since Completion as of Month End 25
Multiple Units Unabsorbed by Zone and Months Since Completion as of Month End 26
Single Detached Dwellings Unabsorbed by Zone and Price Range for the Current Month 27

LEGEND

Single Family	**Text**
Multiple Family	Text
Single + Multiple Family	Text

Contents

Single Detached Dwellings Unabsorbed by Month and Price Range Year to Date 2014 28
Single Detached Dwellings Absorbed by Zone and Price Range for Current Month 29a
Single Detached Dwellings Absorbed by Zone and Price Range: Year to Date 2014 ..... 29b
All Absorbed Units by Zone and Type for the Current Month 30a
All Absorbed Units by Zone and Type Year to Date 2014 ..... 30b
Absorbed Single Units by Zone and House Type for the Current Month 31a
Absorbed Single Units by Zone and House Type Year to Date 2014 ..... 31b
Absorbed Multiple Units by Zone, Type and Tenure for the Current Month 32a
Absorbed Multiple Units by Zone, Type and Tenure Year to Date 2014 ..... 32b
Absorbed Single Detached Units by Zone and House Type Average and Median Price for Current Month 33a
Absorbed Single Detached Units by Zone and House Type Average and Median Price 33b
All Absorbed Units from Inventory by Zone and Type the Current Month 34a
All Absorbed Units from Inventory by Zone and Type Year to Date 2014 ..... 34b
Absorbed Single Units from Inventory by Zone and House Type for the Current Month 35a
Absorbed Single Units from Inventory by Zone and House Type Year to Date 2014 ..... 35b
Absorbed Multiple Units from Inventory by Zone, Type and Tenure for the Current Month 36a
Absorbed Multiple Units from Inventory by Zone, Type and Tenure Year to Date 2014 ..... 36b
All Absorbed Units at Completion by Zone and Type for the Current Month 37a
All Absorbed Units at Completion by Zone and Type Year to Date 2014 ..... 37b
Absorbed Single Units at Completion by Zone and House Type for the Current Month 38a
Absorbed Single Units at Completion by Zone and House Type Year to Date 2014 ..... 38b
Absorbed Multiple Units at Completion by Zone, Type and Tenure for the Current Month 39a
Absorbed Multiple Units at Completion by Zone, Type and Tenure Year to Date 2014 ..... 39b
All Percent Absorbed at Completion by Zone for the Current Month 40

Alberta Centres of 50,000 + Population

Housing Starts for the current month 41
Housing Starts: Year to Date 2014 42
Housing Completions for the current month 43
Housing Completions: Year to Date 2014 44
Housing Under Construction for the current month 45

Zone Map

Table 1a: Edmonton Metropolitan Area

Housing Starts: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	15	10	50.0	277	69	301.4	292	79	269.6
Northeast	47	21	123.8	22	91	-75.8	69	112	-38.4
Northwest	78	61	27.9	15	8	87.5	93	69	34.8
South Central	16	15	6.7	12	8	50.0	28	23	21.7
Southeast	82	93	-11.8	198	54	266.7	280	147	90.5
Southwest	123	104	18.3	52	114	-54.4	175	218	-19.7
West	81	73	11.0	38	26	46.2	119	99	20.2
Total Edmonton City	**442**	**377**	**17.2**	**614**	**370**	**65.9**	**1,056**	**747**	**41.4**
Beaumont Town	9	11	-18.2	6	8	-25.0	15	19	-21.1
Calmar Town	7	0	--	0	0	--	7	0	--
Devon Town	1	0	--	0	0	--	1	0	--
Fort Saskatchewan City	31	19	63.2	21	146	-85.6	52	165	-68.5
Gibbons Town	2	2	0.0	0	0	--	2	2	0.0
Leduc City	23	20	15.0	166	9	1,744.4	189	29	551.7
Leduc County	15	13	15.4	0	0	--	15	13	15.4
Morinville Town	14	2	600.0	0	4	-100.0	14	6	133.3
Parkland County	26	26	0.0	0	0	--	26	26	0.0
Spruce Grove City	22	26	-15.4	39	4	875.0	61	30	103.3
St. Albert City	13	20	-35.0	2	8	-75.0	15	28	-46.4
Stony Plain Town	6	6	0.0	0	0	--	6	6	0.0
Strathcona County	10	26	-61.5	12	9	33.3	22	35	-37.1
Sturgeon County	19	15	26.7	0	0	--	19	15	26.7
Other Centres	1	4	-75.0	0	0	--	1	4	-75.0
Total Rural	**199**	**190**	**4.7**	**246**	**188**	**30.9**	**445**	**378**	**17.7**
Grand Total	**641**	**567**	**13.1**	**860**	**558**	**54.1**	**1,501**	**1,125**	**33.4**

Table 1b: Edmonton Metropolitan Area

Housing Starts: Year-to-Date 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	136	93	46.2	688	885	-22.3	824	978	-15.7
Northeast	286	151	89.4	645	777	-17.0	931	928	0.3
Northwest	763	725	5.2	397	752	-47.2	1,160	1,477	-21.5
South Central	108	107	0.9	147	310	-52.6	255	417	-38.8
Southeast	959	831	15.4	957	1,155	-17.1	1,916	1,986	-3.5
Southwest	1,216	1,081	12.5	1,184	1,517	-22.0	2,400	2,598	-7.6
West	902	708	27.4	599	613	-2.3	1,501	1,321	13.6
Total Edmonton City	**4,370**	**3,696**	**18.2**	**4,617**	**6,009**	**-23.2**	**8,987**	**9,705**	**-7.4**
Beaumont Town	122	134	-9.0	47	199	-76.4	169	333	-49.2
Calmar Town	33	13	153.8	0	0	--	33	13	153.8
Devon Town	6	2	200.0	2	0	--	8	2	300.0
Fort Saskatchewan City	260	214	21.5	168	257	-34.6	428	471	-9.1
Gibbons Town	9	21	-57.1	0	0	--	9	21	-57.1
Leduc City	259	262	-1.1	398	150	165.3	657	412	59.5
Leduc County	105	108	-2.8	0	0	--	105	108	-2.8
Morinville Town	62	39	59.0	45	66	-31.8	107	105	1.9
Parkland County	162	173	-6.4	6	2	200.0	168	175	-4.0
Spruce Grove City	305	232	31.5	414	377	9.8	719	609	18.1
St. Albert City	178	150	18.7	315	528	-40.3	493	678	-27.3
Stony Plain Town	94	74	27.0	92	41	124.4	186	115	61.7
Strathcona County	209	326	-35.9	340	221	53.8	549	547	0.4
Sturgeon County	110	114	-3.5	0	0	--	110	114	-3.5
Other Centres	20	23	-13.0	38	31	22.6	58	54	7.4
Total Rural	**1,934**	**1,885**	**2.6**	**1,865**	**1,872**	**-0.4**	**3,799**	**3,757**	**1.1**
Grand Total	**6,304**	**5,581**	**13.0**	**6,482**	**7,881**	**-17.8**	**12,786**	**13,462**	**-5.0**

Table 2a: Edmonton Metropolitan Area

Single-Detached Housing Starts by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	3	1	200.0	0	0	--	10	8	25.0	2	1	100.0	15	10	50.0
Northeast	1	2	-50.0	0	1	-100.0	46	18	155.6	0	0	--	47	21	123.8
Northwest	2	0	--	1	0	--	75	60	25.0	0	1	-100.0	78	61	27.9
South Central	2	1	100.0	0	0	--	13	13	0.0	1	1	0.0	16	15	6.7
Southeast	1	1	0.0	0	1	-100.0	79	86	-8.1	2	5	-60.0	82	93	-11.8
Southwest	4	3	33.3	0	1	-100.0	114	93	22.6	5	7	-28.6	123	104	18.3
West	4	6	-33.3	0	0	--	71	63	12.7	6	4	50.0	81	73	11.0
Total Edmonton City	**17**	**14**	**21.4**	**1**	**3**	**-66.7**	**408**	**341**	**19.6**	**16**	**19**	**-15.8**	**442**	**377**	**17.2**
Beaumont Town	0	0	--	0	0	--	7	8	-12.5	2	3	-33.3	9	11	-18.2
Calmar Town	0	0	--	0	0	--	7	0	--	0	0	--	7	0	--
Devon Town	0	0	--	0	0	--	0	0	--	1	0	--	1	0	--
Fort Saskatchewan City	0	0	--	0	0	--	1	1	0.0	30	18	66.7	31	19	63.2
Gibbons Town	0	0	--	0	0	--	0	0	--	2	2	0.0	2	2	0.0
Leduc City	0	0	--	0	0	--	22	16	37.5	1	4	-75.0	23	20	15.0
Leduc County	1	1	0.0	0	0	--	5	2	150.0	9	10	-10.0	15	13	15.4
Morinville Town	0	0	--	0	0	--	3	0	--	11	2	450.0	14	2	600.0
Parkland County	5	2	150.0	0	0	--	3	6	-50.0	18	18	0.0	26	26	0.0
Spruce Grove City	0	1	-100.0	0	0	--	10	4	150.0	12	21	-42.9	22	26	-15.4
St. Albert City	0	1	-100.0	0	0	--	3	2	50.0	10	17	-41.2	13	20	-35.0
Stony Plain Town	0	0	--	0	0	--	1	1	0.0	5	5	0.0	6	6	0.0
Strathcona County	0	0	--	0	0	--	0	0	--	10	26	-61.5	10	26	-61.5
Sturgeon County	0	1	-100.0	0	0	--	0	0	--	19	14	35.7	19	15	26.7
Other Centres	0	3	-100.0	0	0	--	0	0	--	1	1	0.0	1	4	-75.0
Total Rural	**6**	**9**	**-33.3**	**0**	**0**	**--**	**62**	**40**	**55.0**	**131**	**141**	**-7.1**	**199**	**190**	**4.7**
Grand Total	**23**	**23**	**0.0**	**1**	**3**	**-66.7**	**470**	**381**	**23.4**	**147**	**160**	**-8.1**	**641**	**567**	**13.1**

Table 2b: Edmonton Metropolitan Area

Single-Detached Housing Starts by Zone and House Type: Year-to-Date 2014

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	11	11	0.0	13	7	85.7	100	67	49.3	12	8	50.0	136	93	46.2
Northeast	6	5	20.0	7	3	133.3	273	142	92.3	0	1	-100.0	286	151	89.4
Northwest	13	13	0.0	15	12	25.0	733	691	6.1	2	9	-77.8	763	725	5.2
South Central	7	3	133.3	0	0	--	80	83	-3.6	21	21	0.0	108	107	0.9
Southeast	10	10	0.0	9	8	12.5	900	741	21.5	40	72	-44.4	959	831	15.4
Southwest	35	40	-12.5	0	4	-100.0	1,109	908	22.1	72	129	-44.2	1,216	1,081	12.5
West	37	27	37.0	0	3	-100.0	803	598	34.3	62	80	-22.5	902	708	27.4
Total Edmonton City	**119**	**109**	**9.2**	**44**	**37**	**18.9**	**3,998**	**3,230**	**23.8**	**209**	**320**	**-34.7**	**4,370**	**3,696**	**18.2**
Beaumont Town	7	3	133.3	0	0	--	94	95	-1.1	21	36	-41.7	122	134	-9.0
Calmar Town	1	1	0.0	0	0	--	22	7	214.3	10	5	100.0	33	13	153.8
Devon Town	0	0	--	0	0	--	2	0	--	4	2	100.0	6	2	200.0
Fort Saskatchewan City	0	0	--	0	0	--	6	11	-45.5	254	203	25.1	260	214	21.5
Gibbons Town	0	0	--	0	0	--	0	1	-100.0	9	20	-55.0	9	21	-57.1
Leduc City	14	12	16.7	1	0	--	208	199	4.5	36	51	-29.4	259	262	-1.1
Leduc County	16	15	6.7	0	0	--	24	13	84.6	65	80	-18.8	105	108	-2.8
Morinville Town	1	1	0.0	1	0	--	11	3	266.7	49	35	40.0	62	39	59.0
Parkland County	27	24	12.5	2	3	-33.3	15	19	-21.1	118	127	-7.1	162	173	-6.4
Spruce Grove City	10	7	42.9	0	2	-100.0	178	104	71.2	117	119	-1.7	305	232	31.5
St. Albert City	5	5	0.0	0	0	--	43	13	230.8	130	132	-1.5	178	150	18.7
Stony Plain Town	0	2	-100.0	0	0	--	41	16	156.3	53	56	-5.4	94	74	27.0
Strathcona County	3	6	-50.0	1	0	--	0	0	--	205	320	-35.9	209	326	-35.9
Sturgeon County	0	3	-100.0	0	0	--	0	0	--	110	111	-0.9	110	114	-3.5
Other Centres	2	6	-66.7	0	0	--	2	1	100.0	16	16	0.0	20	23	-13.0
Total Rural	**86**	**85**	**1.2**	**5**	**5**	**0.0**	**646**	**482**	**34.0**	**1,197**	**1,313**	**-8.8**	**1,934**	**1,885**	**2.6**
Grand Total	**205**	**194**	**5.7**	**49**	**42**	**16.7**	**4,644**	**3,712**	**25.1**	**1,406**	**1,633**	**-13.9**	**6,304**	**5,581**	**13.0**

Table 3a: Edmonton Metropolitan Area

Multiple Housing Starts by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	24	0	253	253	0	0	0	0	277
Northeast	6	0	0	0	0	16	16	0	22
Northwest	6	0	0	0	9	0	9	0	15
South Central	8	0	0	0	0	4	4	0	12
Southeast	50	0	0	0	6	142	148	0	198
Southwest	46	0	0	0	0	0	0	6	52
West	24	0	0	0	0	0	0	14	38
Total Edmonton City	**164**	**0**	**253**	**253**	**15**	**162**	**177**	**20**	**614**
Beaumont Town	6	0	0	0	0	0	0	0	6
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	6	0	0	0	15	0	15	0	21
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	12	56	90	146	8	0	8	0	166
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	22	0	0	0	17	0	17	0	39
St. Albert City	2	0	0	0	0	0	0	0	2
Stony Plain Town	0	0	0	0	0	0	0	0	0
Strathcona County	12	0	0	0	0	0	0	0	12
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**60**	**56**	**90**	**146**	**40**	**0**	**40**	**0**	**246**
Grand Total	**224**	**56**	**343**	**399**	**55**	**162**	**217**	**20**	**860**

Table 3b: Edmonton Metropolitan Area

Multiple Housing Starts by Zone, Type and Tenure: Year-to-Date 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	160	0	274	274	3	228	231	23	688
Northeast	108	0	268	268	40	226	266	3	645
Northwest	118	0	0	0	76	145	221	58	397
South Central	66	0	0	0	0	69	69	12	147
Southeast	502	0	126	126	80	238	318	11	957
Southwest	530	0	153	153	140	253	393	108	1,184
West	252	0	0	0	83	221	304	43	599
Total Edmonton City	**1,736**	**0**	**821**	**821**	**422**	**1,380**	**1,802**	**258**	**4,617**
Beaumont Town	40	0	0	0	0	0	0	7	47
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	124	0	0	0	40	0	40	4	168
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	162	64	90	154	41	0	41	41	398
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	2	0	36	36	4	0	4	3	45
Parkland County	6	0	0	0	0	0	0	0	6
Spruce Grove City	194	0	104	104	39	0	39	77	414
St. Albert City	62	0	110	110	22	121	143	0	315
Stony Plain Town	64	0	0	0	22	0	22	6	92
Strathcona County	114	0	208	208	18	0	18	0	340
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	36	36	0	0	0	0	38
Total Rural	**772**	**64**	**584**	**648**	**186**	**121**	**307**	**138**	**1,865**
Grand Total	**2,508**	**64**	**1,405**	**1,469**	**608**	**1,501**	**2,109**	**396**	**6,482**

Table 4a: Edmonton Metropolitan Area

Housing Completions: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	5	12	-58.3	16	45	-64.4	21	57	-63.2
Northeast	22	16	37.5	356	90	295.6	378	106	256.6
Northwest	49	71	-31.0	43	129	-66.7	92	200	-54.0
South Central	8	9	-11.1	135	9	1,400.0	143	18	694.4
Southeast	41	80	-48.8	40	453	-91.2	81	533	-84.8
Southwest	136	88	54.5	188	20	840.0	324	108	200.0
West	89	94	-5.3	38	132	-71.2	127	226	-43.8
Total Edmonton City	**350**	**370**	**-5.4**	**816**	**878**	**-7.1**	**1,166**	**1,248**	**-6.6**
Beaumont Town	17	17	0.0	8	12	-33.3	25	29	-13.8
Calmar Town	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	1	-100.0
Fort Saskatchewan City	30	32	-6.3	14	27	-48.1	44	59	-25.4
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	28	13	115.4	22	14	57.1	50	27	85.2
Leduc County	10	9	11.1	0	0	--	10	9	11.1
Morinville Town	0	4	-100.0	0	6	-100.0	0	10	-100.0
Parkland County	35	38	-7.9	0	2	-100.0	35	40	-12.5
Spruce Grove City	55	35	57.1	46	6	666.7	101	41	146.3
St. Albert City	28	14	100.0	8	0	--	36	14	157.1
Stony Plain Town	17	5	240.0	24	0	--	41	5	720.0
Strathcona County	16	35	-54.3	14	2	600.0	30	37	-18.9
Sturgeon County	6	2	200.0	0	0	--	6	2	200.0
Other Centres	7	5	40.0	0	0	--	7	5	40.0
Total Rural	**249**	**210**	**18.6**	**136**	**69**	**97.1**	**385**	**279**	**38.0**
Grand Total	**599**	**580**	**3.3**	**952**	**947**	**0.5**	**1,551**	**1,527**	**1.6**

Table 4b: Edmonton Metropolitan Area

Housing Completions: Year-to-Date 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	86	95	-9.5	784	430	82.3	870	525	65.7
Northeast	190	164	15.9	762	407	87.2	952	571	66.7
Northwest	541	537	0.7	497	624	-20.4	1,038	1,161	-10.6
South Central	103	91	13.2	295	152	94.1	398	243	63.8
Southeast	943	843	11.9	869	1,514	-42.6	1,812	2,357	-23.1
Southwest	1,083	1,004	7.9	1,054	1,354	-22.2	2,137	2,358	-9.4
West	777	658	18.1	370	378	-2.1	1,147	1,036	10.7
Total Edmonton City	**3,723**	**3,392**	**9.8**	**4,631**	**4,859**	**-4.7**	**8,354**	**8,251**	**1.2**
Beaumont Town	128	181	-29.3	196	51	284.3	324	232	39.7
Calmar Town	17	12	41.7	0	8	--	17	20	-15.0
Devon Town	2	10	-80.0	0	5	--	2	15	-86.7
Fort Saskatchewan City	235	219	7.3	232	112	107.1	467	331	41.1
Gibbons Town	17	15	13.3	0	0	--	17	15	13.3
Leduc City	233	218	6.9	181	133	36.1	414	351	17.9
Leduc County	89	97	-8.2	0	0	--	89	97	-8.2
Morinville Town	35	53	-34.0	16	42	-61.9	51	95	-46.3
Parkland County	192	181	6.1	2	10	-80.0	194	191	1.6
Spruce Grove City	275	188	46.3	370	417	-11.3	645	605	6.6
St. Albert City	160	150	6.7	490	128	282.8	650	278	133.8
Stony Plain Town	80	87	-8.0	98	80	22.5	178	167	6.6
Strathcona County	224	306	-26.8	147	232	-36.6	371	538	-31.0
Sturgeon County	103	102	1.0	0	0	--	103	102	1.0
Other Centres	27	35	-22.9	36	31	16.1	63	66	-4.5
Total Rural	**1,817**	**1,854**	**-2.0**	**1,768**	**1,249**	**41.6**	**3,585**	**3,103**	**15.5**
Grand Total	**5,540**	**5,246**	**5.6**	**6,399**	**6,108**	**4.8**	**11,939**	**11,354**	**5.2**

Table 5a: Edmonton Metropolitan Area

Single-Detached Housing Completions by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	1	0	--	0	2	-100.0	3	9	-66.7	1	1	0.0	5	12	-58.3
Northeast	1	0	--	1	0	--	20	16	25.0	0	0	--	22	16	37.5
Northwest	1	2	-50.0	1	0	--	47	68	-30.9	0	1	-100.0	49	71	-31.0
South Central	2	1	100.0	0	0	--	5	8	-37.5	1	0	--	8	9	-11.1
Southeast	2	2	0.0	0	1	-100.0	39	77	-49.4	0	0	--	41	80	-48.8
Southwest	5	0	--	0	0	--	128	88	45.5	3	0	--	136	88	54.5
West	1	3	-66.7	0	0	--	88	86	2.3	0	5	-100.0	89	94	-5.3
Total Edmonton City	**13**	**8**	**62.5**	**2**	**3**	**-33.3**	**330**	**352**	**-6.3**	**5**	**7**	**-28.6**	**350**	**370**	**-5.4**
Beaumont Town	3	0	--	0	0	--	14	17	-17.6	0	0	--	17	17	0.0
Calmar Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	0	--	0	0	--	0	1	-100.0
Fort Saskatchewan City	2	3	-33.3	1	3	-66.7	27	26	3.8	0	0	--	30	32	-6.3
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	1	0	--	0	0	--	27	13	107.7	0	0	--	28	13	115.4
Leduc County	5	5	0.0	0	0	--	4	1	300.0	1	3	-66.7	10	9	11.1
Morinville Town	0	1	-100.0	0	1	-100.0	0	2	-100.0	0	0	--	0	4	-100.0
Parkland County	22	20	10.0	0	2	-100.0	7	10	-30.0	6	6	0.0	35	38	-7.9
Spruce Grove City	5	1	400.0	0	3	-100.0	50	31	61.3	0	0	--	55	35	57.1
St. Albert City	4	2	100.0	0	0	--	24	12	100.0	0	0	--	28	14	100.0
Stony Plain Town	1	2	-50.0	0	0	--	15	2	650.0	1	1	0.0	17	5	240.0
Strathcona County	4	6	-33.3	0	1	-100.0	12	28	-57.1	0	0	--	16	35	-54.3
Sturgeon County	2	1	100.0	0	0	--	0	1	-100.0	4	0	--	6	2	200.0
Other Centres	3	4	-25.0	0	0	--	4	1	300.0	0	0	--	7	5	40.0
Total Rural	**52**	**46**	**13.0**	**1**	**10**	**-90.0**	**184**	**144**	**27.8**	**12**	**10**	**20.0**	**249**	**210**	**18.6**
Grand Total	**65**	**54**	**20.4**	**3**	**13**	**-76.9**	**514**	**496**	**3.6**	**17**	**17**	**0.0**	**599**	**580**	**3.3**

Table 5b: Edmonton Metropolitan Area

Single-Detached Housing Completions by Zone and House Type: Year-to-Date 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	11	-54.5	15	15	0.0	62	63	-1.6	4	6	-33.3	86	95	-9.5
Northeast	5	3	66.7	6	6	0.0	179	153	17.0	0	2	-100.0	190	164	15.9
Northwest	11	8	37.5	7	6	16.7	521	520	0.2	2	3	-33.3	541	537	0.7
South Central	5	2	150.0	0	1	-100.0	93	85	9.4	5	3	66.7	103	91	13.2
Southeast	12	13	-7.7	7	14	-50.0	921	812	13.4	3	4	-25.0	943	843	11.9
Southwest	41	30	36.7	5	3	66.7	1,029	967	6.4	8	4	100.0	1,083	1,004	7.9
West	24	21	14.3	1	5	-80.0	750	625	20.0	2	7	-71.4	777	658	18.1
Total Edmonton City	**103**	**88**	**17.0**	**41**	**50**	**-18.0**	**3,555**	**3,225**	**10.2**	**24**	**29**	**-17.2**	**3,723**	**3,392**	**9.8**
Beaumont Town	6	14	-57.1	0	0	--	122	167	-26.9	0	0	--	128	181	-29.3
Calmar Town	1	2	-50.0	2	0	--	14	9	55.6	0	1	-100.0	17	12	41.7
Devon Town	0	2	-100.0	0	1	-100.0	2	6	-66.7	0	1	-100.0	2	10	-80.0
Fort Saskatchewan City	16	14	14.3	7	13	-46.2	212	192	10.4	0	0	--	235	219	7.3
Gibbons Town	6	1	500.0	2	4	-50.0	9	6	50.0	0	4	-100.0	17	15	13.3
Leduc City	13	16	-18.8	0	0	--	220	202	8.9	0	0	--	233	218	6.9
Leduc County	39	47	-17.0	0	1	-100.0	37	25	48.0	13	24	-45.8	89	97	-8.2
Morinville Town	4	8	-50.0	2	3	-33.3	29	42	-31.0	0	0	--	35	53	-34.0
Parkland County	98	89	10.1	4	4	0.0	50	50	0.0	40	38	5.3	192	181	6.1
Spruce Grove City	23	11	109.1	0	3	-100.0	251	174	44.3	1	0	--	275	188	46.3
St. Albert City	25	32	-21.9	0	0	--	135	117	15.4	0	1	-100.0	160	150	6.7
Stony Plain Town	7	20	-65.0	0	1	-100.0	63	50	26.0	10	16	-37.5	80	87	-8.0
Strathcona County	52	51	2.0	6	19	-68.4	165	233	-29.2	1	3	-66.7	224	306	-26.8
Sturgeon County	49	41	19.5	0	1	-100.0	29	39	-25.6	25	21	19.0	103	102	1.0
Other Centres	11	20	-45.0	5	3	66.7	10	12	-16.7	1	0	--	27	35	-22.9
Total Rural	**350**	**368**	**-4.9**	**28**	**53**	**-47.2**	**1,348**	**1,324**	**1.8**	**91**	**109**	**-16.5**	**1,817**	**1,854**	**-2.0**
Grand Total	**453**	**456**	**-0.7**	**69**	**103**	**-33.0**	**4,903**	**4,549**	**7.8**	**115**	**138**	**-16.7**	**5,540**	**5,246**	**5.6**

Table 6a: Edmonton Metropolitan Area

Multiple Housing Completions by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	16	0	0	0	0	0	0	0	16
Northeast	14	0	79	79	54	209	263	0	356
Northwest	24	0	0	0	12	0	12	7	43
South Central	8	0	55	55	0	72	72	0	135
Southeast	26	0	0	0	14	0	14	0	40
Southwest	40	0	0	0	6	118	124	24	188
West	38	0	0	0	0	0	0	0	38
Total Edmonton City	**166**	**0**	**134**	**134**	**86**	**399**	**485**	**31**	**816**
Beaumont Town	8	0	0	0	0	0	0	0	8
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	14	0	0	0	0	0	0	0	14
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	8	4	0	4	6	0	6	4	22
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	34	0	0	0	0	0	0	12	46
St. Albert City	8	0	0	0	0	0	0	0	8
Stony Plain Town	18	0	0	0	0	0	0	6	24
Strathcona County	14	0	0	0	0	0	0	0	14
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**104**	**4**	**0**	**4**	**6**	**0**	**6**	**22**	**136**
Grand Total	**270**	**4**	**134**	**138**	**92**	**399**	**491**	**53**	**952**

Table 6b: Edmonton Metropolitan Area

Multiple Housing Completions by Zone, Type and Tenure: Year-to-Date 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	114	0	583	583	0	76	76	11	784
Northeast	110	0	364	364	79	209	288	0	762
Northwest	120	0	48	48	74	228	302	27	497
South Central	64	0	55	55	0	166	166	10	295
Southeast	438	6	181	187	106	116	222	22	869
Southwest	378	0	148	148	121	348	469	59	1,054
West	254	0	47	47	65	0	65	4	370
Total Edmonton City	**1,478**	**6**	**1,426**	**1,432**	**445**	**1,143**	**1,588**	**133**	**4,631**
Beaumont Town	50	0	104	104	0	0	0	42	196
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	90	0	142	142	0	0	0	0	232
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	78	4	0	4	35	0	35	64	181
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	4	0	4	12	16
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	166	0	0	0	18	92	110	94	370
St. Albert City	62	0	428	428	0	0	0	0	490
Stony Plain Town	40	0	34	34	18	0	18	6	98
Strathcona County	110	0	0	0	37	0	37	0	147
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	36	36	0	0	0	0	36
Total Rural	**598**	**4**	**744**	**748**	**112**	**92**	**204**	**218**	**1,768**
Grand Total	**2,076**	**10**	**2,170**	**2,180**	**557**	**1,235**	**1,792**	**351**	**6,399**

Table 7: Edmonton Metropolitan Area

Housing Under Construction by Zone: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	128	87	47.1	1,952	2,153	-9.3	2,080	2,240	-7.1
Northeast	232	95	144.2	697	955	-27.0	929	1,050	-11.5
Northwest	655	478	37.0	833	895	-6.9	1,488	1,373	8.4
South Central	93	92	1.1	188	441	-57.4	281	533	-47.3
Southeast	568	520	9.2	1,221	1,000	22.1	1,789	1,520	17.7
Southwest	904	843	7.2	2,235	1,949	14.7	3,139	2,792	12.4
West	604	496	21.8	759	469	61.8	1,363	965	41.2
Total Edmonton City	**3,184**	**2,611**	**21.9**	**7,885**	**7,862**	**0.3**	**11,069**	**10,473**	**5.7**
Beaumont Town	113	125	-9.6	32	183	-82.5	145	308	-52.9
Calmar Town	33	13	153.8	0	0	--	33	13	153.8
Devon Town	6	3	100.0	2	0	--	8	3	166.7
Fort Saskatchewan City	159	143	11.2	128	201	-36.3	287	344	-16.6
Gibbons Town	7	18	-61.1	0	0	--	7	18	-61.1
Leduc City	240	244	-1.6	525	299	75.6	765	543	40.9
Leduc County	128	115	11.3	0	0	--	128	115	11.3
Morinville Town	56	25	124.0	82	53	54.7	138	78	76.9
Parkland County	113	136	-16.9	4	0	--	117	136	-14.0
Spruce Grove City	197	160	23.1	478	416	14.9	675	576	17.2
St. Albert City	121	107	13.1	451	528	-14.6	572	635	-9.9
Stony Plain Town	63	42	50.0	63	41	53.7	126	83	51.8
Strathcona County	187	216	-13.4	369	180	105.0	556	396	40.4
Sturgeon County	96	99	-3.0	0	0	--	96	99	-3.0
Other Centres	16	21	-23.8	6	4	50.0	22	25	-12.0
Total Rural	**1,535**	**1,467**	**4.6**	**2,140**	**1,905**	**12.3**	**3,675**	**3,372**	**9.0**
Grand Total	**4,719**	**4,078**	**15.7**	**10,025**	**9,767**	**2.6**	**14,744**	**13,845**	**6.5**

Table 8: Edmonton Metropolitan Area

Single-Detached Housing Under Construction by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	11	7	57.1	10	7	42.9	98	67	46.3	9	6	50.0	128	87	47.1
Northeast	7	6	16.7	5	3	66.7	220	86	155.8	0	0	--	232	95	144.2
Northwest	12	10	20.0	13	8	62.5	626	453	38.2	4	7	-42.9	655	478	37.0
South Central	5	2	150.0	0	0	--	68	71	-4.2	20	19	5.3	93	92	1.1
Southeast	3	9	-66.7	6	5	20.0	528	472	11.9	31	34	-8.8	568	520	9.2
Southwest	26	29	-10.3	0	4	-100.0	826	695	18.8	52	115	-54.8	904	843	7.2
West	31	18	72.2	0	4	-100.0	517	425	21.6	56	49	14.3	604	496	21.8
Total Edmonton City	**95**	**81**	**17.3**	**34**	**31**	**9.7**	**2,883**	**2,269**	**27.1**	**172**	**230**	**-25.2**	**3,184**	**2,611**	**21.9**
Beaumont Town	6	5	20.0	0	0	--	95	87	9.2	12	33	-63.6	113	125	-9.6
Calmar Town	1	3	-66.7	0	0	--	22	6	266.7	10	4	150.0	33	13	153.8
Devon Town	0	0	--	0	0	--	2	1	100.0	4	2	100.0	6	3	100.0
Fort Saskatchewan City	7	2	250.0	1	1	0.0	38	36	5.6	113	104	8.7	159	143	11.2
Gibbons Town	0	0	--	0	0	--	0	2	-100.0	7	16	-56.3	7	18	-61.1
Leduc City	15	13	15.4	1	1	0.0	192	186	3.2	32	44	-27.3	240	244	-1.6
Leduc County	24	23	4.3	0	0	--	51	24	112.5	53	68	-22.1	128	115	11.3
Morinville Town	1	0	--	0	0	--	11	7	57.1	44	18	144.4	56	25	124.0
Parkland County	23	32	-28.1	1	1	0.0	19	29	-34.5	70	74	-5.4	113	136	-16.9
Spruce Grove City	10	9	11.1	0	0	--	115	79	45.6	72	72	0.0	197	160	23.1
St. Albert City	10	6	66.7	0	0	--	50	22	127.3	61	79	-22.8	121	107	13.1
Stony Plain Town	1	4	-75.0	0	0	--	28	10	180.0	34	28	21.4	63	42	50.0
Strathcona County	21	20	5.0	1	2	-50.0	54	56	-3.6	111	138	-19.6	187	216	-13.4
Sturgeon County	1	3	-66.7	0	0	--	0	0	--	95	96	-1.0	96	99	-3.0
Other Centres	5	7	-28.6	0	1	-100.0	1	1	0.0	10	12	-16.7	16	21	-23.8
Total Rural	**125**	**127**	**-1.6**	**4**	**6**	**-33.3**	**678**	**546**	**24.2**	**728**	**788**	**-7.6**	**1,535**	**1,467**	**4.6**
Grand Total	**220**	**208**	**5.8**	**38**	**37**	**2.7**	**3,561**	**2,815**	**26.5**	**900**	**1,018**	**-11.6**	**4,719**	**4,078**	**15.7**

Table 9: Edmonton Metropolitan Area

Multiple Housing Under Construction by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	158	4	559	563	13	1,187	1,200	31	1,952
Northeast	86	0	346	346	36	226	262	3	697
Northwest	90	0	119	119	118	427	545	79	833
South Central	68	0	0	0	0	111	111	9	188
Southeast	336	0	478	478	93	306	399	8	1,221
Southwest	454	0	271	271	255	1,126	1,381	129	2,235
West	174	0	190	190	127	220	347	48	759
Total Edmonton City	**1,366**	**4**	**1,963**	**1,967**	**642**	**3,603**	**4,245**	**307**	**7,885**
Beaumont Town	28	0	0	0	0	0	0	4	32
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	84	0	0	0	40	0	40	4	128
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	140	80	90	170	23	160	183	32	525
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	2	0	73	73	4	0	4	3	82
Parkland County	4	0	0	0	0	0	0	0	4
Spruce Grove City	144	0	247	247	48	0	48	39	478
St. Albert City	28	0	188	188	42	193	235	0	451
Stony Plain Town	40	0	0	0	23	0	23	0	63
Strathcona County	70	0	208	208	33	58	91	0	369
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	4	0	4	0	0	0	0	6
Total Rural	**544**	**84**	**806**	**890**	**213**	**411**	**624**	**82**	**2,140**
Grand Total	**1,910**	**88**	**2,769**	**2,857**	**855**	**4,014**	**4,869**	**389**	**10,025**

Table 10: Edmonton Metropolitan Area

Housing Starts: 2014 vs 2013

Month	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	388	304	27.6	388	315	23.2	776	619	25.4
February	492	395	24.6	295	659	-55.2	787	1,054	-25.3
March	429	426	0.7	323	750	-56.9	752	1,176	-36.1
April	544	560	-2.9	711	943	-24.6	1,255	1,503	-16.5
May	504	526	-4.2	712	1,338	-46.8	1,216	1,864	-34.8
June	580	589	-1.5	924	1,161	-20.4	1,504	1,750	-14.1
July	686	542	26.6	440	540	-18.5	1,126	1,082	4.1
August	685	614	11.6	637	281	126.7	1,322	895	47.7
September	616	518	18.9	684	559	22.4	1,300	1,077	20.7
October	739	540	36.9	508	777	-34.6	1,247	1,317	-5.3
November	641	567	13.1	860	558	54.1	1,501	1,125	33.4
Total	**6,304**	**5,581**	**13.0**	**6,482**	**7,881**	**-17.8**	**12,786**	**13,462**	**-5.0**

Table 11: Edmonton Metropolitan Area

Housing Completions: 2014 vs 2013

Month	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	363	417	-12.9	765	620	23.4	1,128	1,037	8.8
February	590	410	43.9	362	604	-40.1	952	1,014	-6.1
March	424	361	17.5	348	572	-39.2	772	933	-17.3
April	479	513	-6.6	683	570	19.8	1,162	1,083	7.3
May	453	454	-0.2	268	545	-50.8	721	999	-27.8
June	517	445	16.2	883	603	46.4	1,400	1,048	33.6
July	615	504	22.0	744	414	79.7	1,359	918	48.0
August	591	600	-1.5	564	480	17.5	1,155	1,080	6.9
September	423	420	0.7	401	433	-7.4	824	853	-3.4
October	486	542	-10.3	429	320	34.1	915	862	6.1
November	599	580	3.3	952	947	0.5	1,551	1,527	1.6
Total	**5,540**	**5,246**	**5.6**	**6,399**	**6,108**	**4.8**	**11,939**	**11,354**	**5.2**

Table 12: Edmonton Metropolitan Area

Housing Under Construction: 2014 vs 2013

Month	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	3,990	3,636	9.7	9,379	7,862	19.3	13,369	11,498	16.3
February	3,890	3,619	7.5	9,337	8,018	16.5	13,227	11,637	13.7
March	3,895	3,684	5.7	9,310	8,193	13.6	13,205	11,877	11.2
April	3,959	3,731	6.1	9,388	8,566	9.6	13,347	12,297	8.5
May	4,010	3,803	5.4	9,828	9,359	5.0	13,838	13,162	5.1
June	4,071	3,946	3.2	9,869	9,913	-0.4	13,940	13,859	0.6
July	4,142	3,984	4.0	9,782	10,035	-2.5	13,924	14,019	-0.7
August	4,234	3,996	6.0	9,856	9,834	0.2	14,090	13,830	1.9
September	4,426	4,094	8.1	10,139	9,960	1.8	14,565	14,054	3.6
October	4,678	4,092	14.3	10,220	10,153	0.7	14,898	14,245	4.6
November	4,719	4,078	15.7	10,025	9,767	2.6	14,744	13,845	6.5

Table 13: Edmonton Metropolitan Area

Single-Detached Housing Starts by Month and House Type: Year-to-Date 2014

Month	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	12	8	50.0	3	4	-25.0	285	219	30.1	88	73	20.5	388	304	27.6
February	14	14	0.0	9	1	800.0	369	292	26.4	100	88	13.6	492	395	24.6
March	11	21	-47.6	1	7	-85.7	328	295	11.2	89	103	-13.6	429	426	0.7
April	24	9	166.7	2	6	-66.7	407	406	0.2	111	139	-20.1	544	560	-2.9
May	18	14	14.3	5	3	66.7	388	332	16.9	95	177	-46.3	504	526	-4.2
June	13	24	-45.8	6	5	20.0	445	381	16.8	116	179	-35.2	580	589	-1.5
July	25	15	66.7	6	3	100.0	503	348	44.5	152	178	-13.6	686	542	26.6
August	24	21	14.3	4	4	0.0	503	366	37.4	154	223	-30.9	685	614	11.6
September	21	18	16.7	7	4	75.0	415	347	19.6	173	149	16.1	616	518	18.9
October	22	27	-18.5	5	2	150.0	531	345	53.9	181	166	9.0	739	540	36.9
November	23	23	0.0	1	3	-66.7	470	381	23.4	147	160	-8.1	641	567	13.1
Total	**205**	**194**	**5.7**	**49**	**42**	**16.7**	**4,644**	**3,712**	**25.1**	**1,406**	**1,633**	**-13.9**	**6,304**	**5,581**	**13.0**

Table 14: Edmonton Metropolitan Area

Single-Detached Housing Completions by Month and House Type: Year-to-Date 2014

Month	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	24	31	-22.6	7	9	-22.2	325	364	-10.7	7	13	-46.2	363	417	-12.9
February	54	31	74.2	11	4	175.0	520	363	43.3	5	12	-58.3	590	410	43.9
March	32	29	10.3	5	5	0.0	378	323	17.0	9	4	125.0	424	361	17.5
April	31	70	-55.7	3	16	-81.3	436	414	5.3	9	13	-30.8	479	513	-6.6
May	60	36	66.7	10	13	-23.1	368	392	-6.1	15	13	15.4	453	454	-0.2
June	33	27	22.2	10	9	11.1	468	398	17.6	6	11	-45.5	517	445	16.2
July	51	52	-1.9	6	12	-50.0	543	422	28.7	15	18	-16.7	615	504	22.0
August	56	56	0.0	6	7	-14.3	518	524	-1.1	11	13	-15.4	591	600	-1.5
September	24	26	-7.7	3	8	-62.5	385	374	2.9	11	12	-8.3	423	420	0.7
October	23	44	-47.7	5	7	-28.6	448	479	-6.5	10	12	-16.7	486	542	-10.3
November	65	54	20.4	3	13	-76.9	514	496	3.6	17	17	0.0	599	580	3.3
Total	**453**	**456**	**-0.7**	**69**	**103**	**-33.0**	**4,903**	**4,549**	**7.8**	**115**	**138**	**-16.7**	**5,540**	**5,246**	**5.6**

Table 15: Edmonton Metropolitan Area

Single-Detached Housing Under Construction by Month and House Type: Year-to-Date 2014

Month	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	210	198	6.1	34	44	-22.7	2,824	2,396	17.9	922	998	-7.6	3,990	3,636	9.7
February	210	196	7.1	37	48	-22.9	2,810	2,426	15.8	833	949	-12.2	3,890	3,619	7.5
March	207	205	1.0	35	56	-37.5	2,862	2,512	13.9	791	911	-13.2	3,895	3,684	5.7
April	221	186	18.8	36	53	-32.1	2,951	2,649	11.4	751	843	-10.9	3,959	3,731	6.1
May	220	183	20.2	34	50	-32.0	3,090	2,712	13.9	666	858	-22.4	4,010	3,803	5.4
June	223	196	13.8	32	49	-34.7	3,131	2,772	13.0	685	929	-26.3	4,071	3,946	3.2
July	214	190	12.6	33	46	-28.3	3,176	2,801	13.4	719	947	-24.1	4,142	3,984	4.0
August	219	191	14.7	35	48	-27.1	3,279	2,764	18.6	701	993	-29.4	4,234	3,996	6.0
September	231	198	16.7	40	46	-13.0	3,390	2,831	19.7	765	1,019	-24.9	4,426	4,094	8.1
October	238	213	11.7	40	43	-7.0	3,533	2,810	25.7	867	1,026	-15.5	4,678	4,092	14.3
November	220	208	5.8	38	37	2.7	3,561	2,815	26.5	900	1,018	-11.6	4,719	4,078	15.7

Table 16: Edmonton Metropolitan Area

Multiple Housing Starts by Month, Type, and Tenure: Year-to-Date 2014

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	128	0	126	126	21	109	130	4	388
February	160	0	40	40	51	20	71	24	295
March	242	0	0	0	7	67	74	7	323
April	272	0	181	181	101	116	217	41	711
May	256	0	159	159	81	180	261	36	712
June	264	0	40	40	72	449	521	99	924
July	254	4	48	52	63	0	63	71	440
August	210	0	92	92	56	242	298	37	637
September	236	4	288	292	37	82	119	37	684
October	262	0	88	88	64	74	138	20	508
November	224	56	343	399	55	162	217	20	860
Total	**2,508**	**64**	**1,405**	**1,469**	**608**	**1,501**	**2,109**	**396**	**6,482**

Table 17: Edmonton Metropolitan Area

Multiple Housing Completions by Month, Type, and Tenure: Year-to-Date 2014

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	166	0	305	305	58	210	268	26	765
February	174	6	64	70	9	51	60	58	362
March	200	0	31	31	34	75	109	8	348
April	186	0	281	281	19	168	187	29	683
May	168	0	0	0	44	12	56	44	268
June	176	0	547	547	69	78	147	13	883
July	200	0	308	308	126	77	203	33	744
August	212	0	186	186	35	86	121	45	564
September	146	0	118	118	46	79	125	12	401
October	178	0	196	196	25	0	25	30	429
November	270	4	134	138	92	399	491	53	952
Total	**2,076**	**10**	**2,170**	**2,180**	**557**	**1,235**	**1,792**	**351**	**6,399**

Table 18: Edmonton Metropolitan Area

Multiple Housing Under Construction by Month, Type, and Tenure: Year-to-Date 2014

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	1,434	14	2,423	2,437	788	4,400	5,188	320	9,379
February	1,424	13	2,399	2,412	825	4,390	5,215	286	9,337
March	1,464	13	2,537	2,550	798	4,213	5,011	285	9,310
April	1,552	13	2,644	2,657	880	4,002	4,882	297	9,388
May	1,640	8	2,928	2,936	922	4,041	4,963	289	9,828
June	1,728	12	2,421	2,433	925	4,412	5,337	371	9,869
July	1,780	16	2,470	2,486	853	4,245	5,098	418	9,782
August	1,778	16	2,603	2,619	874	4,174	5,048	411	9,856
September	1,868	20	2,773	2,793	865	4,177	5,042	436	10,139
October	1,954	20	2,665	2,685	904	4,251	5,155	426	10,220
November	1,910	88	2,769	2,857	855	4,014	4,869	389	10,025

Table 19: Edmonton Metropolitan Area

Complete and Unabsorbed Units by Zone and Type: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	3	6	-50.0	39	85	-54.1	42	91	-53.8
Northeast	34	25	36.0	157	108	45.4	191	133	43.6
Northwest	75	117	-35.9	26	73	-64.4	101	190	-46.8
South Central	7	4	75.0	23	11	109.1	30	15	100.0
Southeast	80	121	-33.9	57	82	-30.5	137	203	-32.5
Southwest	32	46	-30.4	117	136	-14.0	149	182	-18.1
West	29	35	-17.1	11	17	-35.3	40	52	-23.1
Total Edmonton City	**260**	**354**	**-26.6**	**430**	**512**	**-16.0**	**690**	**866**	**-20.3**
Beaumont Town	17	35	-51.4	0	3	-100.0	17	38	-55.3
Calmar Town	2	1	100.0	0	0	--	2	1	100.0
Devon Town	0	3	-100.0	0	3	-100.0	0	6	-100.0
Fort Saskatchewan City	52	34	52.9	13	8	62.5	65	42	54.8
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	32	31	3.2	26	10	160.0	58	41	41.5
Leduc County	7	4	75.0	0	0	--	7	4	75.0
Morinville Town	2	17	-88.2	0	29	-100.0	2	46	-95.7
Parkland County	10	10	0.0	2	0	--	12	10	20.0
Spruce Grove City	56	39	43.6	75	40	87.5	131	79	65.8
St. Albert City	40	40	0.0	41	16	156.3	81	56	44.6
Stony Plain Town	20	24	-16.7	49	74	-33.8	69	98	-29.6
Strathcona County	32	44	-27.3	19	23	-17.4	51	67	-23.9
Sturgeon County	0	0	--	0	0	--	0	0	--
Other Centres	3	5	-40.0	0	0	--	3	5	-40.0
Total Rural	**273**	**287**	**-4.9**	**225**	**206**	**9.2**	**498**	**493**	**1.0**
Grand Total	**533**	**641**	**-16.8**	**655**	**718**	**-8.8**	**1,188**	**1,359**	**-12.6**

Table 20: Edmonton Metropolitan Area

Complete and Unabsorbed Units by Zone and Type: Year-to-Date 2014

Month	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	580	620	-6.5	846	873	-3.1	1,426	1,493	-4.5
February	666	629	5.9	835	850	-1.8	1,501	1,479	1.5
March	675	647	4.3	789	903	-12.6	1,464	1,550	-5.5
April	635	675	-5.9	909	905	0.4	1,544	1,580	-2.3
May	606	624	-2.9	890	866	2.8	1,496	1,490	0.4
June	558	576	-3.1	782	848	-7.8	1,340	1,424	-5.9
July	567	579	-2.1	853	656	30.0	1,420	1,235	15.0
August	542	594	-8.8	873	646	35.1	1,415	1,240	14.1
September	527	549	-4.0	691	602	14.8	1,218	1,151	5.8
October	505	604	-16.4	659	635	3.8	1,164	1,239	-6.1
November	533	641	-16.8	655	718	-8.8	1,188	1,359	-12.6

Table 21: Edmonton Metropolitan Area

Complete and Unabsorbed Single-Detached Units by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	0	0	--	0	1	-100.0	2	4	-50.0	1	1	0.0	3	6	-50.0
Northeast	0	1	-100.0	1	0	--	33	24	37.5	0	0	--	34	25	36.0
Northwest	0	2	-100.0	2	2	0.0	72	111	-35.1	1	2	-50.0	75	117	-35.9
South Central	0	0	--	0	0	--	7	4	75.0	0	0	--	7	4	75.0
Southeast	1	4	-75.0	0	0	--	79	116	-31.9	0	1	-100.0	80	121	-33.9
Southwest	1	3	-66.7	0	0	--	30	43	-30.2	1	0	--	32	46	-30.4
West	2	1	100.0	0	0	--	27	34	-20.6	0	0	--	29	35	-17.1
Total Edmonton City	**4**	**11**	**-63.6**	**3**	**3**	**0.0**	**250**	**336**	**-25.6**	**3**	**4**	**-25.0**	**260**	**354**	**-26.6**
Beaumont Town	0	2	-100.0	0	0	--	17	33	-48.5	0	0	--	17	35	-51.4
Calmar Town	1	0	--	0	0	--	1	1	0.0	0	0	--	2	1	100.0
Devon Town	0	0	--	0	1	-100.0	0	2	-100.0	0	0	--	0	3	-100.0
Fort Saskatchewan City	3	1	200.0	2	0	--	47	33	42.4	0	0	--	52	34	52.9
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	2	5	-60.0	0	0	--	30	26	15.4	0	0	--	32	31	3.2
Leduc County	2	3	-33.3	0	0	--	5	1	400.0	0	0	--	7	4	75.0
Morinville Town	0	1	-100.0	0	1	-100.0	2	15	-86.7	0	0	--	2	17	-88.2
Parkland County	5	7	-28.6	0	0	--	2	1	100.0	3	2	50.0	10	10	0.0
Spruce Grove City	8	4	100.0	0	2	-100.0	48	33	45.5	0	0	--	56	39	43.6
St. Albert City	7	6	16.7	0	1	-100.0	33	32	3.1	0	1	-100.0	40	40	0.0
Stony Plain Town	1	3	-66.7	0	0	--	17	13	30.8	2	8	-75.0	20	24	-16.7
Strathcona County	7	7	0.0	0	4	-100.0	25	33	-24.2	0	0	--	32	44	-27.3
Sturgeon County	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	2	3	-33.3	0	0	--	1	2	-50.0	0	0	--	3	5	-40.0
Total Rural	**38**	**42**	**-9.5**	**2**	**9**	**-77.8**	**228**	**225**	**1.3**	**5**	**11**	**-54.5**	**273**	**287**	**-4.9**
Grand Total	**42**	**53**	**-20.8**	**5**	**12**	**-58.3**	**478**	**561**	**-14.8**	**8**	**15**	**-46.7**	**533**	**641**	**-16.8**

Table 22: Edmonton Metropolitan Area

Complete and Unabsorbed Single-Detached Units by Month and House Type: Year-to-Date 2014

Month	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
January	55	50	10.0	13	17	-23.5	497	535	-7.1	15	18	-16.7	580	620	-6.5
February	53	50	6.0	11	15	-26.7	586	545	7.5	16	19	-15.8	666	629	5.9
March	54	56	-3.6	11	14	-21.4	598	559	7.0	12	18	-33.3	675	647	4.3
April	52	60	-13.3	13	18	-27.8	559	578	-3.3	11	19	-42.1	635	675	-5.9
May	53	55	-3.6	13	19	-31.6	525	528	-0.6	15	22	-31.8	606	624	-2.9
June	51	48	6.3	12	16	-25.0	484	492	-1.6	11	20	-45.0	558	576	-3.1
July	43	54	-20.4	6	15	-60.0	505	490	3.1	13	20	-35.0	567	579	-2.1
August	41	53	-22.6	7	12	-41.7	483	513	-5.8	11	16	-31.3	542	594	-8.8
September	44	50	-12.0	6	13	-53.8	466	472	-1.3	11	14	-21.4	527	549	-4.0
October	39	47	-17.0	4	12	-66.7	452	527	-14.2	10	18	-44.4	505	604	-16.4
November	42	53	-20.8	5	12	-58.3	478	561	-14.8	8	15	-46.7	533	641	-16.8

Table 23: Edmonton Metropolitan Area

Complete and Unabsorbed Multiple Units by Zone, Type, and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	24	0	9	9	0	6	6	0	39
Northeast	18	0	126	126	0	13	13	0	157
Northwest	16	0	0	0	3	7	10	0	26
South Central	7	0	0	0	0	12	12	4	23
Southeast	41	0	0	0	4	8	12	4	57
Southwest	23	0	0	0	12	79	91	3	117
West	10	0	0	0	0	0	0	1	11
Total Edmonton City	**139**	**0**	**135**	**135**	**19**	**125**	**144**	**12**	**430**
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	13	0	0	0	0	0	0	0	13
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	6	19	0	19	0	0	0	1	26
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	27	0	0	0	3	42	45	3	75
St. Albert City	7	0	34	34	0	0	0	0	41
Stony Plain Town	19	0	15	15	9	0	9	6	49
Strathcona County	17	0	1	1	1	0	1	0	19
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**91**	**19**	**50**	**69**	**13**	**42**	**55**	**10**	**225**
Grand Total	**230**	**19**	**185**	**204**	**32**	**167**	**199**	**22**	**655**

Table 24: Edmonton Metropolitan Area

Complete and Unabsorbed Multiple Units by Month, Type, and Tenure: Year-to-Date 2014

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	263	7	167	174	96	284	380	29	846
February	252	11	208	219	67	269	336	28	835
March	269	6	166	172	55	264	319	29	789
April	244	4	280	284	53	291	344	37	909
May	252	0	251	251	61	291	352	35	890
June	219	0	210	210	44	272	316	37	782
July	189	0	382	382	39	219	258	24	853
August	215	0	396	396	41	201	242	20	873
September	198	0	221	221	53	197	250	22	691
October	179	0	238	238	53	166	219	23	659
November	230	19	185	204	32	167	199	22	655

Table 25: Edmonton Metropolitan Area

Unabsorbed Single-Detached Units by Zone and Months Since Completion: November 2014

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	2	0	1	0	0	0	0	0	0	0	0	0	0	3
Northeast	3	5	4	2	2	2	2	0	0	1	2	0	11	34
Northwest	12	7	2	8	5	2	0	2	7	3	0	1	26	75
South Central	0	4	2	0	0	0	1	0	0	0	0	0	0	7
Southeast	6	9	6	1	7	1	5	2	1	1	2	0	39	80
Southwest	23	5	2	0	2	0	0	0	0	0	0	0	0	32
West	22	4	1	0	1	0	0	0	0	0	0	0	1	29
Total Edmonton City	**68**	**34**	**18**	**11**	**17**	**5**	**8**	**4**	**8**	**5**	**4**	**1**	**77**	**260**
Beaumont Town	1	1	1	4	2	2	1	0	1	1	1	0	2	17
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	1	1	2
Devon Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	18	9	9	2	1	3	0	1	0	0	0	1	8	52
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	11	2	1	2	1	0	1	1	0	2	0	0	11	32
Leduc County	2	1	1	0	2	0	0	0	0	0	0	0	1	7
Morinville Town	0	0	1	1	0	0	0	0	0	0	0	0	0	2
Parkland County	2	1	0	1	1	2	0	0	0	0	0	0	3	10
Spruce Grove City	19	1	1	8	3	0	6	3	0	7	0	0	8	56
St. Albert City	9	3	2	3	5	2	2	1	0	3	0	3	7	40
Stony Plain Town	7	0	1	6	0	0	2	1	0	0	0	0	3	20
Strathcona County	4	2	5	1	4	0	2	0	1	0	0	1	12	32
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	0	0	0	0	1	3
Total Rural	**75**	**20**	**22**	**28**	**19**	**9**	**14**	**7**	**2**	**13**	**1**	**6**	**57**	**273**
Grand Total	**143**	**54**	**40**	**39**	**36**	**14**	**22**	**11**	**10**	**18**	**5**	**7**	**134**	**533**

Table 26: Edmonton Metropolitan Area

Unabsorbed Multiple Units by Zone and Months Since Completion: November 2014

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	10	3	5	5	0	0	0	0	9	0	0	0	7	39
Northeast	10	109	0	2	4	0	0	0	2	0	4	13	13	157
Northwest	9	0	1	0	3	3	0	0	0	0	0	1	9	26
South Central	13	0	2	3	1	2	0	1	0	1	0	0	0	23
Southeast	5	12	0	1	1	0	8	0	0	0	3	2	25	57
Southwest	12	6	0	2	2	0	9	1	22	0	51	3	9	117
West	8	3	0	0	0	0	0	0	0	0	0	0	0	11
Total Edmonton City	**67**	**133**	**8**	**13**	**11**	**5**	**17**	**2**	**33**	**1**	**58**	**19**	**63**	**430**
Beaumont Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	5	1	2	0	1	0	0	0	0	0	0	0	4	13
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	6	0	11	0	0	0	4	1	0	0	0	0	4	26
Leduc County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	2	0	0	0	0	0	0	0	0	0	2
Spruce Grove City	18	3	0	9	1	0	1	42	0	1	0	0	0	75
St. Albert City	3	0	0	0	34	0	2	0	0	2	0	0	0	41
Stony Plain Town	22	0	0	0	0	0	0	0	0	0	0	0	27	49
Strathcona County	2	1	4	4	2	0	0	0	0	0	0	1	5	19
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Rural	**56**	**5**	**17**	**15**	**38**	**0**	**7**	**43**	**0**	**3**	**0**	**1**	**40**	**225**
Grand Total	**123**	**138**	**25**	**28**	**49**	**5**	**24**	**45**	**33**	**4**	**58**	**20**	**103**	**655**

Table 27: Edmonton Metropolitan Area

Unabsorbed Single-Detached Dwellings by Zone and Price Range: November 2014

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	0	0	0	1	0	2	3
Northeast	1	3	13	16	1	0	34
Northwest	0	8	17	39	8	3	75
South Central	0	0	0	0	2	5	7
Southeast	1	24	23	17	9	6	80
Southwest	0	8	8	8	1	7	32
West	1	4	10	8	3	3	29
Total Edmonton City	**3**	**47**	**71**	**89**	**24**	**26**	**260**
Beaumont Town	0	5	4	8	0	0	17
Calmar Town	1	0	1	0	0	0	2
Devon Town	0	0	0	0	0	0	0
Fort Saskatchewan City	0	5	23	16	5	3	52
Gibbons Town	0	0	0	0	0	0	0
Leduc City	0	6	14	12	0	0	32
Leduc County	0	0	0	0	2	5	7
Morinville Town	0	1	1	0	0	0	2
Parkland County	3	0	1	0	2	4	10
Spruce Grove City	1	6	19	15	8	7	56
St. Albert City	0	0	3	10	13	14	40
Stony Plain Town	0	4	7	2	4	3	20
Strathcona County	0	0	1	12	10	9	32
Sturgeon County	0	0	0	0	0	0	0
Other Centres	0	0	1	0	1	1	3
Total Rural	**5**	**27**	**75**	**75**	**45**	**46**	**273**
Grand Total	**8**	**74**	**146**	**164**	**69**	**72**	**533**

Table 28: Edmonton Metropolitan Area

Unabsorbed Single-Detached Dwellings by Month and Price Range: Year-to-Date: 2014

Month	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
January	11	93	206	149	60	61	580
February	9	120	219	171	75	72	666
March	7	125	228	170	64	81	675
April	8	107	225	171	60	64	635
May	8	107	206	160	61	64	606
June	6	100	174	153	66	59	558
July	10	83	185	160	70	59	567
August	12	81	163	163	65	58	542
September	14	82	153	147	66	65	527
October	10	68	136	157	59	75	505
November	8	74	146	164	69	72	533

Table 29a: Edmonton Metropolitan Area

Absorbed Single-Detached Dwellings by Zone and Price Range: November 2014

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	0	1	1	0	0	1	3
Northeast	0	5	4	9	1	0	19
Northwest	0	7	13	14	5	6	45
South Central	0	0	1	1	2	5	9
Southeast	4	9	15	10	4	0	42
Southwest	1	24	26	35	15	39	140
West	2	17	35	16	3	13	86
Total Edmonton City	**7**	**63**	**95**	**85**	**30**	**64**	**344**
Beaumont Town	0	4	6	8	0	2	20
Calmar Town	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0
Fort Saskatchewan City	0	2	7	7	2	3	21
Gibbons Town	0	0	0	0	0	0	0
Leduc City	0	5	14	6	1	0	26
Leduc County	1	0	1	3	3	2	10
Morinville Town	0	0	0	0	0	0	0
Parkland County	1	0	0	2	4	6	13
Spruce Grove City	0	9	20	10	3	0	42
St. Albert City	0	0	2	5	6	9	22
Stony Plain Town	0	7	2	2	0	1	12
Strathcona County	0	0	4	5	0	4	13
Sturgeon County	4	0	0	0	0	1	5
Other Centres	2	4	0	0	0	1	7
Total Rural	**8**	**31**	**56**	**48**	**19**	**29**	**191**
Grand Total	**15**	**94**	**151**	**133**	**49**	**93**	**535**

Table 29b: Edmonton Metropolitan Area

Absorbed Single-Detached Dwellings by Zone and Price Range: Year-to-Date 2014

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	4	19	12	12	4	17	68
Northeast	1	39	69	60	12	3	184
Northwest	2	97	188	189	52	32	560
South Central	2	2	13	16	14	39	86
Southeast	20	280	341	216	79	30	966
Southwest	7	173	256	266	131	267	1,100
West	2	133	287	186	60	110	778
Total Edmonton City	**38**	**743**	**1,166**	**945**	**352**	**498**	**3,742**
Beaumont Town	0	23	62	51	6	5	147
Calmar Town	7	9	0	0	0	0	16
Devon Town	0	1	3	1	0	0	5
Fort Saskatchewan City	0	40	97	50	14	15	216
Gibbons Town	0	15	2	0	0	0	17
Leduc City	0	92	80	48	13	1	234
Leduc County	3	8	21	14	25	16	87
Morinville Town	0	21	24	3	0	0	48
Parkland County	9	3	4	6	12	42	76
Spruce Grove City	4	63	101	49	19	8	244
St. Albert City	0	2	14	48	46	45	155
Stony Plain Town	1	26	20	16	0	10	73
Strathcona County	0	6	44	89	30	47	216
Sturgeon County	12	6	11	17	21	24	91
Other Centres	2	12	2	1	3	3	23
Total Rural	**38**	**327**	**485**	**393**	**189**	**216**	**1,648**
Grand Total	**76**	**1,070**	**1,651**	**1,338**	**541**	**714**	**5,390**

Table 30a: Edmonton Metropolitan Area

Absorbed Units by Zone and Type: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	4	13	-69.2	9	31	-71.0	13	44	-70.5
Northeast	20	11	81.8	357	17	2,000.0	377	28	1,246.4
Northwest	45	49	-8.2	29	64	-54.7	74	113	-34.5
South Central	11	16	-31.3	69	10	590.0	80	26	207.7
Southeast	44	74	-40.5	45	443	-89.8	89	517	-82.8
Southwest	140	94	48.9	192	25	668.0	332	119	179.0
West	86	87	-1.1	34	134	-74.6	120	221	-45.7
Total Edmonton City	**350**	**344**	**1.7**	**735**	**724**	**1.5**	**1,085**	**1,068**	**1.6**
Beaumont Town	20	16	25.0	9	12	-25.0	29	28	3.6
Calmar Town	0	0	--	0	0	--	0	0	--
Devon Town	0	2	-100.0	0	0	--	0	2	-100.0
Fort Saskatchewan City	21	28	-25.0	13	34	-61.8	34	62	-45.2
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	26	17	52.9	27	15	80.0	53	32	65.6
Leduc County	10	8	25.0	0	0	--	10	8	25.0
Morinville Town	0	4	-100.0	0	8	-100.0	0	12	-100.0
Parkland County	35	37	-5.4	0	2	-100.0	35	39	-10.3
Spruce Grove City	44	28	57.1	37	3	1,133.3	81	31	161.3
St. Albert City	24	11	118.2	52	2	2,500.0	76	13	484.6
Stony Plain Town	13	7	85.7	8	7	14.3	21	14	50.0
Strathcona County	14	32	-56.3	13	6	116.7	27	38	-28.9
Sturgeon County	6	2	200.0	0	0	--	6	2	200.0
Other Centres	8	6	33.3	0	0	--	8	6	33.3
Total Rural	**221**	**198**	**11.6**	**159**	**89**	**78.7**	**380**	**287**	**32.4**
Grand Total	**571**	**542**	**5.4**	**894**	**813**	**10.0**	**1,465**	**1,355**	**8.1**

Table 30b: Edmonton Metropolitan Area

Absorbed Units by Zone and Type: Year-to-Date 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	93	100	-7.0	746	238	213.4	839	338	148.2
Northeast	188	156	20.5	710	308	130.5	898	464	93.5
Northwest	560	485	15.5	541	550	-1.6	1,101	1,035	6.4
South Central	101	91	11.0	231	159	45.3	332	250	32.8
Southeast	977	857	14.0	913	1,489	-38.7	1,890	2,346	-19.4
Southwest	1,101	984	11.9	1,065	1,355	-21.4	2,166	2,339	-7.4
West	778	642	21.2	371	384	-3.4	1,149	1,026	12.0
Total Edmonton City	**3,798**	**3,315**	**14.6**	**4,577**	**4,483**	**2.1**	**8,375**	**7,798**	**7.4**
Beaumont Town	147	172	-14.5	201	51	294.1	348	223	56.1
Calmar Town	17	13	30.8	0	0	--	17	13	30.8
Devon Town	5	8	-37.5	3	3	0.0	8	11	-27.3
Fort Saskatchewan City	217	241	-10.0	232	150	54.7	449	391	14.8
Gibbons Town	17	15	13.3	0	0	--	17	15	13.3
Leduc City	234	220	6.4	164	160	2.5	398	380	4.7
Leduc County	88	95	-7.4	0	0	--	88	95	-7.4
Morinville Town	49	54	-9.3	42	35	20.0	91	89	2.2
Parkland County	191	184	3.8	0	14	--	191	198	-3.5
Spruce Grove City	254	191	33.0	329	341	-3.5	583	532	9.6
St. Albert City	163	146	11.6	465	20	2,225.0	628	166	278.3
Stony Plain Town	80	93	-14.0	122	64	90.6	202	157	28.7
Strathcona County	236	334	-29.3	151	241	-37.3	387	575	-32.7
Sturgeon County	103	102	1.0	0	0	--	103	102	1.0
Other Centres	28	32	-12.5	36	31	16.1	64	63	1.6
Total Rural	**1,829**	**1,900**	**-3.7**	**1,745**	**1,110**	**57.2**	**3,574**	**3,010**	**18.7**
Grand Total	**5,627**	**5,215**	**7.9**	**6,322**	**5,593**	**13.0**	**11,949**	**10,808**	**10.6**

Table 31a: Edmonton Metropolitan Area

Absorbed Single-Detached Units by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	1	0	--	0	2	-100.0	2	10	-80.0	1	1	0.0	4	13	-69.2
Northeast	1	0	--	1	0	--	18	11	63.6	0	0	--	20	11	81.8
Northwest	1	2	-50.0	1	0	--	43	47	-8.5	0	0	--	45	49	-8.2
South Central	2	1	100.0	0	0	--	8	14	-42.9	1	1	0.0	11	16	-31.3
Southeast	2	2	0.0	0	1	-100.0	42	70	-40.0	0	1	-100.0	44	74	-40.5
Southwest	5	0	--	0	0	--	133	94	41.5	2	0	--	140	94	48.9
West	0	4	-100.0	0	0	--	86	78	10.3	0	5	-100.0	86	87	-1.1
Total Edmonton City	**12**	**9**	**33.3**	**2**	**3**	**-33.3**	**332**	**324**	**2.5**	**4**	**8**	**-50.0**	**350**	**344**	**1.7**
Beaumont Town	3	0	--	0	0	--	17	16	6.3	0	0	--	20	16	25.0
Calmar Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	0	--	0	1	-100.0	0	2	-100.0
Fort Saskatchewan City	4	3	33.3	0	4	-100.0	17	21	-19.0	0	0	--	21	28	-25.0
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	2	0	--	0	0	--	24	17	41.2	0	0	--	26	17	52.9
Leduc County	4	4	0.0	0	0	--	5	1	400.0	1	3	-66.7	10	8	25.0
Morinville Town	0	0	--	0	1	-100.0	0	3	-100.0	0	0	--	0	4	-100.0
Parkland County	21	19	10.5	0	2	-100.0	7	10	-30.0	7	6	16.7	35	37	-5.4
Spruce Grove City	2	0	--	0	2	-100.0	42	26	61.5	0	0	--	44	28	57.1
St. Albert City	3	2	50.0	0	0	--	21	9	133.3	0	0	--	24	11	118.2
Stony Plain Town	1	2	-50.0	0	0	--	9	3	200.0	3	2	50.0	13	7	85.7
Strathcona County	5	4	25.0	0	1	-100.0	9	27	-66.7	0	0	--	14	32	-56.3
Sturgeon County	2	1	100.0	0	0	--	0	1	-100.0	4	0	--	6	2	200.0
Other Centres	3	3	0.0	0	0	--	5	3	66.7	0	0	--	8	6	33.3
Total Rural	**50**	**39**	**28.2**	**0**	**10**	**-100.0**	**156**	**137**	**13.9**	**15**	**12**	**25.0**	**221**	**198**	**11.6**
Grand Total	**62**	**48**	**29.2**	**2**	**13**	**-84.6**	**488**	**461**	**5.9**	**19**	**20**	**-5.0**	**571**	**542**	**5.4**

Table 31b: Edmonton Metropolitan Area

Absorbed Single-Detached Units by Zone and House Type: Year-to-Date 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	13	-61.5	17	16	6.3	67	65	3.1	4	6	-33.3	93	100	-7.0
Northeast	6	2	200.0	5	6	-16.7	177	146	21.2	0	2	-100.0	188	156	20.5
Northwest	12	7	71.4	7	7	0.0	538	469	14.7	3	2	50.0	560	485	15.5
South Central	5	2	150.0	0	1	-100.0	91	85	7.1	5	3	66.7	101	91	11.0
Southeast	15	11	36.4	8	14	-42.9	950	828	14.7	4	4	0.0	977	857	14.0
Southwest	44	27	63.0	5	3	66.7	1,045	950	10.0	7	4	75.0	1,101	984	11.9
West	25	23	8.7	2	5	-60.0	749	607	23.4	2	7	-71.4	778	642	21.2
Total Edmonton City	**112**	**85**	**31.8**	**44**	**52**	**-15.4**	**3,617**	**3,150**	**14.8**	**25**	**28**	**-10.7**	**3,798**	**3,315**	**14.6**
Beaumont Town	9	13	-30.8	0	0	--	138	159	-13.2	0	0	--	147	172	-14.5
Calmar Town	1	2	-50.0	2	0	--	14	10	40.0	0	1	-100.0	17	13	30.8
Devon Town	0	2	-100.0	1	0	--	4	5	-20.0	0	1	-100.0	5	8	-37.5
Fort Saskatchewan City	14	18	-22.2	5	14	-64.3	198	209	-5.3	0	0	--	217	241	-10.0
Gibbons Town	6	1	500.0	2	4	-50.0	9	6	50.0	0	4	-100.0	17	15	13.3
Leduc City	16	15	6.7	0	0	--	218	205	6.3	0	0	--	234	220	6.4
Leduc County	42	45	-6.7	0	1	-100.0	33	25	32.0	13	24	-45.8	88	95	-7.4
Morinville Town	5	7	-28.6	4	6	-33.3	40	41	-2.4	0	0	--	49	54	-9.3
Parkland County	99	90	10.0	4	4	0.0	49	52	-5.8	39	38	2.6	191	184	3.8
Spruce Grove City	19	12	58.3	2	2	0.0	233	177	31.6	0	0	--	254	191	33.0
St. Albert City	22	32	-31.3	1	0	--	139	114	21.9	1	0	--	163	146	11.6
Stony Plain Town	8	19	-57.9	0	1	-100.0	58	58	0.0	14	15	-6.7	80	93	-14.0
Strathcona County	54	53	1.9	10	20	-50.0	171	257	-33.5	1	4	-75.0	236	334	-29.3
Sturgeon County	49	41	19.5	0	1	-100.0	29	39	-25.6	25	21	19.0	103	102	1.0
Other Centres	12	18	-33.3	5	3	66.7	10	11	-9.1	1	0	--	28	32	-12.5
Total Rural	**356**	**368**	**-3.3**	**36**	**56**	**-35.7**	**1,343**	**1,368**	**-1.8**	**94**	**108**	**-13.0**	**1,829**	**1,900**	**-3.7**
Grand Total	**468**	**453**	**3.3**	**80**	**108**	**-25.9**	**4,960**	**4,518**	**9.8**	**119**	**136**	**-12.5**	**5,627**	**5,215**	**7.9**

Table 32a: Edmonton Metropolitan Area

Absorbed Multiple Units by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	8	0	0	0	0	1	1	0	9
Northeast	11	0	83	83	54	209	263	0	357
Northwest	17	0	0	0	12	0	12	0	29
South Central	5	0	0	0	0	63	63	1	69
Southeast	31	0	0	0	14	0	14	0	45
Southwest	40	0	0	0	8	122	130	22	192
West	34	0	0	0	0	0	0	0	34
Total Edmonton City	**146**	**0**	**83**	**83**	**88**	**395**	**483**	**23**	**735**
Beaumont Town	8	0	0	0	0	0	0	1	9
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	13	0	0	0	0	0	0	0	13
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	6	3	0	3	13	0	13	5	27
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	22	0	0	0	2	3	5	10	37
St. Albert City	9	0	43	43	0	0	0	0	52
Stony Plain Town	2	0	6	6	0	0	0	0	8
Strathcona County	13	0	0	0	0	0	0	0	13
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**73**	**3**	**49**	**52**	**15**	**3**	**18**	**16**	**159**
Grand Total	**219**	**3**	**132**	**135**	**103**	**398**	**501**	**39**	**894**

Table 32b: Edmonton Metropolitan Area

Absorbed Multiple Units by Zone, Type and Tenure: Year-to-Date 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	111	0	452	452	2	170	172	11	746
Northeast	101	0	278	278	92	239	331	0	710
Northwest	141	0	48	48	102	227	329	23	541
South Central	67	0	4	4	0	154	154	6	231
Southeast	459	7	181	188	118	120	238	28	913
Southwest	380	0	148	148	123	345	468	69	1,065
West	252	0	47	47	67	2	69	3	371
Total Edmonton City	**1,511**	**7**	**1,158**	**1,165**	**504**	**1,257**	**1,761**	**140**	**4,577**
Beaumont Town	54	0	104	104	0	0	0	43	201
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	3	0	3	0	3
Fort Saskatchewan City	84	6	142	148	0	0	0	0	232
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	81	3	0	3	25	0	25	55	164
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	4	0	4	20	0	20	18	42
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	165	0	0	0	21	50	71	93	329
St. Albert City	55	0	394	394	0	16	16	0	465
Stony Plain Town	40	0	59	59	21	2	23	0	122
Strathcona County	105	0	0	0	37	9	46	0	151
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	36	36	0	0	0	0	36
Total Rural	**584**	**13**	**735**	**748**	**127**	**77**	**204**	**209**	**1,745**
Grand Total	**2,095**	**20**	**1,893**	**1,913**	**631**	**1,334**	**1,965**	**349**	**6,322**

Table 33a: Edmonton Metropolitan Area

Average and Median Price of Absorbed Single-Detached Units by Zone and House Type: November 2014

Area	Bungalow		Split Level		Two Storey		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	367,400	367,400	.	.	600,150	600,150	.	.	522,567	420,900
Northeast	.	.	308,700	308,700	489,438	518,042	.	.	479,926	514,900
Northwest	523,800	523,800	518,090	518,090	534,318	510,000	.	.	533,723	511,821
South Central	1,184,300	1,184,300	.	.	757,771	750,000	569,000	569,000	784,189	750,000
Southeast	482,700	482,700	.	.	451,970	441,162	.	.	452,702	445,581
Southwest	606,980	620,100	.	.	897,561	539,800	567,450	567,450	882,467	541,000
West	.	.	.	.	618,390	460,150	.	.	618,390	460,150
Total Edmonton City	**621,456**	**529,900**	**413,395**	**413,395**	**695,085**	**507,100**	**567,967**	**569,000**	**690,413**	**509,500**
Beaumont Town	512,038	521,314	.	.	504,880	464,500	.	.	505,954	482,908
Calmar Town	.	.	.	.	.	.	.	.	.	.
Devon Town	.	.	.	.	.	.	.	.	.	.
Fort Saskatchewan City	869,725	849,500	.	.	506,000	500,000	.	.	575,281	514,000
Gibbons Town	.	.	.	.	.	.	.	.	.	.
Leduc City	423,456	423,456	.	.	451,919	444,900	.	.	449,729	444,900
Leduc County	558,825	551,951	.	.	712,043	629,611	212,300	212,300	600,782	604,906
Morinville Town	.	.	.	.	.	.	.	.	.	.
Parkland County	676,000	650,000	.	.	941,947	970,725	159,900	159,900	697,672	655,116
Spruce Grove City	408,569	408,569	.	.	479,040	477,663	.	.	477,362	477,014
St. Albert City	783,187	783,187	.	.	749,745	672,149	.	.	752,786	672,337
Stony Plain Town	550,000	550,000	.	.	417,258	397,229	662,100	346,400	489,530	397,229
Strathcona County	1,344,750	1,550,000	.	.	607,889	505,000	.	.	834,615	530,000
Sturgeon County	695,000	695,000	.	.	.	.	161,667	165,000	375,000	180,000
Other Centres	242,707	213,411	.	.	488,600	384,750	.	.	383,217	345,000
Total Rural	**691,523**	**591,401**	.	.	**539,298**	**489,288**	**355,438**	**196,150**	**559,491**	**500,000**
Grand Total	**677,191**	**585,201**	**413,395**	**413,395**	**646,850**	**499,350**	**413,400**	**339,900**	**643,672**	**505,000**

Table 33b: Edmonton Metropolitan Area

Average and Median Price of Absorbed Single-Detached Units by Zone and House Type: Year-to-Date 2014

Area	Bungalow		Split Level		Two Storey		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	411,730	367,400	342,102	327,565	657,688	545,900	783,216	783,216	578,321	497,000
Northeast	464,019	419,000	414,871	447,250	476,510	471,560	.	.	475,166	465,240
Northwest	520,929	533,977	453,491	435,771	515,827	499,900	402,044	383,448	514,548	499,900
South Central	801,205	801,205	.	.	779,648	669,900	785,880	569,000	780,512	669,450
Southeast	601,477	566,300	368,603	367,538	468,110	454,950	537,081	542,500	469,504	455,150
Southwest	730,767	616,900	602,580	448,700	689,157	537,500	751,829	689,300	690,789	538,000
West	572,900	510,200	1,205,450	1,205,450	578,895	489,900	509,050	509,050	580,133	489,900
Total Edmonton City	**626,401**	**552,300**	**450,798**	**366,300**	**572,935**	**495,000**	**657,878**	**554,900**	**573,698**	**495,344**
Beaumont Town	564,590	503,400	.	.	485,049	467,250	.	.	489,919	474,499
Calmar Town	298,000	298,000	399,900	399,900	311,301	313,250	.	.	316,008	313,250
Devon Town	.	.	503,000	503,000	430,324	434,700	.	.	444,859	447,900
Fort Saskatchewan City	811,486	799,750	493,740	433,800	488,594	461,000	.	.	509,642	464,950
Gibbons Town	350,000	357,500	405,000	405,000	352,889	345,000	.	.	358,000	360,000
Leduc City	531,230	511,306	.	.	427,330	412,846	.	.	434,435	422,427
Leduc County	555,699	591,300	.	.	664,812	618,600	375,449	399,000	570,153	591,300
Morinville Town	386,950	353,950	407,275	397,500	415,558	408,950	.	.	412,483	406,500
Parkland County	815,139	764,000	575,000	575,000	944,669	785,000	326,925	177,400	770,684	754,500
Spruce Grove City	506,506	500,000	514,900	514,900	465,886	455,000	.	.	468,785	461,944
St. Albert City	678,882	675,000	694,900	694,900	672,846	621,622	799,900	799,900	674,548	629,000
Stony Plain Town	751,717	752,950	.	.	494,726	469,700	503,716	349,900	517,449	464,500
Strathcona County	908,410	745,000	586,111	595,000	718,934	540,000	535,000	535,000	746,759	556,000
Sturgeon County	610,174	560,000	.	.	728,214	640,000	429,706	200,000	612,780	590,000
Other Centres	506,738	419,000	358,800	340,000	460,733	384,750	369,000	369,000	456,588	381,600
Total Rural	**669,085**	**601,500**	**489,658**	**464,100**	**534,769**	**487,000**	**420,020**	**343,200**	**551,806**	**495,000**
Grand Total	**657,020**	**594,150**	**468,007**	**398,200**	**562,813**	**492,089**	**487,560**	**408,375**	**567,005**	**495,094**

Table 34a: Edmonton Metropolitan Area

Absorbed Units from Inventory by Zone and Type: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	1	3	-66.7	3	14	-78.6	4	17	-76.5
Northeast	1	4	-75.0	11	7	57.1	12	11	9.1
Northwest	8	3	166.7	2	17	-88.2	10	20	-50.0
South Central	3	7	-57.1	2	3	-33.3	5	10	-50.0
Southeast	9	21	-57.1	10	15	-33.3	19	36	-47.2
Southwest	27	41	-34.1	16	7	128.6	43	48	-10.4
West	19	24	-20.8	4	8	-50.0	23	32	-28.1
Total Edmonton City	**68**	**103**	**-34.0**	**48**	**71**	**-32.4**	**116**	**174**	**-33.3**
Beaumont Town	4	6	-33.3	1	0	--	5	6	-16.7
Calmar Town	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	1	-100.0
Fort Saskatchewan City	9	8	12.5	4	11	-63.6	13	19	-31.6
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	9	7	28.6	11	2	450.0	20	9	122.2
Leduc County	2	0	--	0	0	--	2	0	--
Morinville Town	0	2	-100.0	0	8	-100.0	0	10	-100.0
Parkland County	2	0	--	0	0	--	2	0	--
Spruce Grove City	8	5	60.0	9	3	200.0	17	8	112.5
St. Albert City	5	1	400.0	47	2	2,250.0	52	3	1,633.3
Stony Plain Town	2	3	-33.3	6	7	-14.3	8	10	-20.0
Strathcona County	2	11	-81.8	1	4	-75.0	3	15	-80.0
Sturgeon County	0	0	--	0	0	--	0	0	--
Other Centres	2	3	-33.3	0	0	--	2	3	-33.3
Total Rural	**45**	**47**	**-4.3**	**79**	**37**	**113.5**	**124**	**84**	**47.6**
Grand Total	**113**	**150**	**-24.7**	**127**	**108**	**17.6**	**240**	**258**	**-7.0**

Table 34b: Edmonton Metropolitan Area

Absorbed Units from Inventory by Zone and Type: Year-to-Date 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	26	25	4.0	252	160	57.5	278	185	50.3
Northeast	45	33	36.4	171	89	92.1	216	122	77.0
Northwest	185	98	88.8	94	161	-41.6	279	259	7.7
South Central	36	21	71.4	40	49	-18.4	76	70	8.6
Southeast	257	294	-12.6	180	259	-30.5	437	553	-21.0
Southwest	309	290	6.6	224	223	0.4	533	513	3.9
West	205	202	1.5	44	42	4.8	249	244	2.0
Total Edmonton City	**1,063**	**963**	**10.4**	**1,005**	**983**	**2.2**	**2,068**	**1,946**	**6.3**
Beaumont Town	74	72	2.8	119	5	2,280.0	193	77	150.6
Calmar Town	0	3	--	0	0	--	0	3	--
Devon Town	3	4	-25.0	3	1	200.0	6	5	20.0
Fort Saskatchewan City	86	121	-28.9	108	77	40.3	194	198	-2.0
Gibbons Town	0	1	--	0	0	--	0	1	--
Leduc City	71	39	82.1	36	55	-34.5	107	94	13.8
Leduc County	17	6	183.3	0	0	--	17	6	183.3
Morinville Town	24	30	-20.0	32	20	60.0	56	50	12.0
Parkland County	18	13	38.5	0	4	--	18	17	5.9
Spruce Grove City	67	66	1.5	117	102	14.7	184	168	9.5
St. Albert City	60	57	5.3	294	20	1,370.0	354	77	359.7
Stony Plain Town	33	50	-34.0	82	43	90.7	115	93	23.7
Strathcona County	65	97	-33.0	31	103	-69.9	96	200	-52.0
Sturgeon County	0	0	--	0	0	--	0	0	--
Other Centres	5	7	-28.6	36	19	89.5	41	26	57.7
Total Rural	**523**	**566**	**-7.6**	**858**	**449**	**91.1**	**1,381**	**1,015**	**36.1**
Grand Total	**1,586**	**1,529**	**3.7**	**1,863**	**1,432**	**30.1**	**3,449**	**2,961**	**16.5**

Table 35a: Edmonton Metropolitan Area

Single-Detached Units Absorbed from Inventory by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	0	0	--	0	0	--	1	3	-66.7	0	0	--	1	3	-66.7
Northeast	0	0	--	0	0	--	1	4	-75.0	0	0	--	1	4	-75.0
Northwest	0	0	--	0	0	--	8	3	166.7	0	0	--	8	3	166.7
South Central	0	0	--	0	0	--	3	6	-50.0	0	1	-100.0	3	7	-57.1
Southeast	0	1	-100.0	0	0	--	9	19	-52.6	0	1	-100.0	9	21	-57.1
Southwest	0	0	--	0	0	--	27	41	-34.1	0	0	--	27	41	-34.1
West	0	1	-100.0	0	0	--	19	23	-17.4	0	0	--	19	24	-20.8
Total Edmonton City	**0**	**2**	**-100.0**	**0**	**0**	**--**	**68**	**99**	**-31.3**	**0**	**2**	**-100.0**	**68**	**103**	**-34.0**
Beaumont Town	0	0	--	0	0	--	4	6	-33.3	0	0	--	4	6	-33.3
Calmar Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Devon Town	0	0	--	0	0	--	0	0	--	0	1	-100.0	0	1	-100.0
Fort Saskatchewan City	2	0	--	0	1	-100.0	7	7	0.0	0	0	--	9	8	12.5
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	1	0	--	0	0	--	8	7	14.3	0	0	--	9	7	28.6
Leduc County	0	0	--	0	0	--	2	0	--	0	0	--	2	0	--
Morinville Town	0	0	--	0	0	--	0	2	-100.0	0	0	--	0	2	-100.0
Parkland County	1	0	--	0	0	--	0	0	--	1	0	--	2	0	--
Spruce Grove City	1	0	--	0	0	--	7	5	40.0	0	0	--	8	5	60.0
St. Albert City	0	0	--	0	0	--	5	1	400.0	0	0	--	5	1	400.0
Stony Plain Town	0	0	--	0	0	--	1	1	0.0	1	2	-50.0	2	3	-33.3
Strathcona County	1	1	0.0	0	1	-100.0	1	9	-88.9	0	0	--	2	11	-81.8
Sturgeon County	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	0	1	-100.0	0	0	--	2	2	0.0	0	0	--	2	3	-33.3
Total Rural	**6**	**2**	**200.0**	**0**	**2**	**-100.0**	**37**	**40**	**-7.5**	**2**	**3**	**-33.3**	**45**	**47**	**-4.3**
Grand Total	**6**	**4**	**50.0**	**0**	**2**	**-100.0**	**105**	**139**	**-24.5**	**2**	**5**	**-60.0**	**113**	**150**	**-24.7**

Table 35b: Edmonton Metropolitan Area

Single-Detached Units Absorbed from Inventory by Zone and House Type: Year-to-Date 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	0	5	-100.0	9	5	80.0	16	13	23.1	1	2	-50.0	26	25	4.0
Northeast	2	0	--	0	2	-100.0	43	30	43.3	0	1	-100.0	45	33	36.4
Northwest	3	1	200.0	3	3	0.0	177	93	90.3	2	1	100.0	185	98	88.8
South Central	0	0	--	0	0	--	36	19	89.5	0	2	-100.0	36	21	71.4
Southeast	4	2	100.0	2	2	0.0	249	289	-13.8	2	1	100.0	257	294	-12.6
Southwest	19	6	216.7	1	1	0.0	289	282	2.5	0	1	-100.0	309	290	6.6
West	9	7	28.6	1	4	-75.0	195	191	2.1	0	0	--	205	202	1.5
Total Edmonton City	**37**	**21**	**76.2**	**16**	**17**	**-5.9**	**1,005**	**917**	**9.6**	**5**	**8**	**-37.5**	**1,063**	**963**	**10.4**
Beaumont Town	3	2	50.0	0	0	--	71	70	1.4	0	0	--	74	72	2.8
Calmar Town	0	1	-100.0	0	0	--	0	2	-100.0	0	0	--	0	3	-100.0
Devon Town	0	0	--	1	0	--	2	3	-33.3	0	1	-100.0	3	4	-25.0
Fort Saskatchewan City	4	6	-33.3	0	7	-100.0	82	108	-24.1	0	0	--	86	121	-28.9
Gibbons Town	0	0	--	0	0	--	0	1	-100.0	0	0	--	0	1	-100.0
Leduc City	6	2	200.0	0	0	--	65	37	75.7	0	0	--	71	39	82.1
Leduc County	10	2	400.0	0	0	--	6	3	100.0	1	1	0.0	17	6	183.3
Morinville Town	1	1	0.0	2	4	-50.0	21	25	-16.0	0	0	--	24	30	-20.0
Parkland County	9	6	50.0	1	0	--	1	3	-66.7	7	4	75.0	18	13	38.5
Spruce Grove City	3	5	-40.0	2	0	--	62	61	1.6	0	0	--	67	66	1.5
St. Albert City	6	13	-53.8	1	0	--	52	44	18.2	1	0	--	60	57	5.3
Stony Plain Town	1	6	-83.3	0	0	--	26	31	-16.1	6	13	-53.8	33	50	-34.0
Strathcona County	11	9	22.2	4	6	-33.3	50	81	-38.3	0	1	-100.0	65	97	-33.0
Sturgeon County	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	2	3	-33.3	1	0	--	2	4	-50.0	0	0	--	5	7	-28.6
Total Rural	**56**	**56**	**0.0**	**12**	**17**	**-29.4**	**440**	**473**	**-7.0**	**15**	**20**	**-25.0**	**523**	**566**	**-7.6**
Grand Total	**93**	**77**	**20.8**	**28**	**34**	**-17.6**	**1,445**	**1,390**	**4.0**	**20**	**28**	**-28.6**	**1,586**	**1,529**	**3.7**

Table 36a: Edmonton Metropolitan Area

Multiple Units Absorbed from Inventory by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	2	0	0	0	0	1	1	0	3
Northeast	0	0	11	11	0	0	0	0	11
Northwest	2	0	0	0	0	0	0	0	2
South Central	1	0	0	0	0	0	0	1	2
Southeast	10	0	0	0	0	0	0	0	10
Southwest	10	0	0	0	2	4	6	0	16
West	4	0	0	0	0	0	0	0	4
Total Edmonton City	**29**	**0**	**11**	**11**	**2**	**5**	**7**	**1**	**48**
Beaumont Town	0	0	0	0	0	0	0	1	1
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	4	0	0	0	0	0	0	0	4
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	0	3	0	3	7	0	7	1	11
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	4	0	0	0	2	3	5	0	9
St. Albert City	4	0	43	43	0	0	0	0	47
Stony Plain Town	0	0	6	6	0	0	0	0	6
Strathcona County	1	0	0	0	0	0	0	0	1
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**13**	**3**	**49**	**52**	**9**	**3**	**12**	**2**	**79**
Grand Total	**42**	**3**	**60**	**63**	**11**	**8**	**19**	**3**	**127**

Table 36b: Edmonton Metropolitan Area

Multiple Units Absorbed from Inventory by Zone, Type and Tenure: Year-to-Date 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	51	0	99	99	2	100	102	0	252
Northeast	23	0	104	104	14	30	44	0	171
Northwest	50	0	0	0	28	12	40	4	94
South Central	27	0	4	4	0	6	6	3	40
Southeast	130	7	0	7	15	13	28	15	180
Southwest	102	0	11	11	21	76	97	14	224
West	40	0	0	0	2	2	4	0	44
Total Edmonton City	**423**	**7**	**218**	**225**	**82**	**239**	**321**	**36**	**1,005**
Beaumont Town	12	0	103	103	0	0	0	4	119
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	3	0	3	0	3
Fort Saskatchewan City	31	6	71	77	0	0	0	0	108
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	18	3	0	3	7	0	7	8	36
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	4	0	4	18	0	18	10	32
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	78	0	0	0	8	23	31	8	117
St. Albert City	11	0	267	267	0	16	16	0	294
Stony Plain Town	23	0	53	53	4	2	6	0	82
Strathcona County	21	0	0	0	1	9	10	0	31
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	36	36	0	0	0	0	36
Total Rural	**194**	**13**	**530**	**543**	**41**	**50**	**91**	**30**	**858**
Grand Total	**617**	**20**	**748**	**768**	**123**	**289**	**412**	**66**	**1,863**

Table 37a: Edmonton Metropolitan Area

Absorbed Units at Completion by Zone and Type: November 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	3	10	-70.0	6	17	-64.7	9	27	-66.7
Northeast	19	7	171.4	346	10	3,360.0	365	17	2,047.1
Northwest	37	46	-19.6	27	47	-42.6	64	93	-31.2
South Central	8	9	-11.1	67	7	857.1	75	16	368.8
Southeast	35	53	-34.0	35	428	-91.8	70	481	-85.4
Southwest	113	53	113.2	176	18	877.8	289	71	307.0
West	67	63	6.3	30	126	-76.2	97	189	-48.7
Total Edmonton City	**282**	**241**	**17.0**	**687**	**653**	**5.2**	**969**	**894**	**8.4**
Beaumont Town	16	10	60.0	8	12	-33.3	24	22	9.1
Calmar Town	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	1	-100.0
Fort Saskatchewan City	12	20	-40.0	9	23	-60.9	21	43	-51.2
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	17	10	70.0	16	13	23.1	33	23	43.5
Leduc County	8	8	0.0	0	0	--	8	8	0.0
Morinville Town	0	2	-100.0	0	0	--	0	2	-100.0
Parkland County	33	37	-10.8	0	2	-100.0	33	39	-15.4
Spruce Grove City	36	23	56.5	28	0	--	64	23	178.3
St. Albert City	19	10	90.0	5	0	--	24	10	140.0
Stony Plain Town	10	4	150.0	2	0	--	12	4	200.0
Strathcona County	12	21	-42.9	12	2	500.0	24	23	4.3
Sturgeon County	6	2	200.0	0	0	--	6	2	200.0
Other Centres	5	3	66.7	0	0	--	5	3	66.7
Total Rural	**174**	**151**	**15.2**	**80**	**52**	**53.8**	**254**	**203**	**25.1**
Grand Total	**456**	**392**	**16.3**	**767**	**705**	**8.8**	**1,223**	**1,097**	**11.5**

Table 37b: Edmonton Metropolitan Area

Absorbed Units at Completion by Zone and Type: Year-to-Date 2014

Area	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	67	75	-10.7	494	78	533.3	561	153	266.7
Northeast	143	123	16.3	539	219	146.1	682	342	99.4
Northwest	374	387	-3.4	445	389	14.4	819	776	5.5
South Central	65	70	-7.1	190	110	72.7	255	180	41.7
Southeast	719	563	27.7	730	1,230	-40.7	1,449	1,793	-19.2
Southwest	792	694	14.1	837	1,132	-26.1	1,629	1,826	-10.8
West	573	440	30.2	327	342	-4.4	900	782	15.1
Total Edmonton City	**2,733**	**2,352**	**16.2**	**3,562**	**3,500**	**1.8**	**6,295**	**5,852**	**7.6**
Beaumont Town	72	100	-28.0	82	46	78.3	154	146	5.5
Calmar Town	17	10	70.0	0	0	--	17	10	70.0
Devon Town	1	4	-75.0	0	2	--	1	6	-83.3
Fort Saskatchewan City	131	120	9.2	124	73	69.9	255	193	32.1
Gibbons Town	17	14	21.4	0	0	--	17	14	21.4
Leduc City	163	181	-9.9	128	105	21.9	291	286	1.7
Leduc County	71	89	-20.2	0	0	--	71	89	-20.2
Morinville Town	25	24	4.2	10	15	-33.3	35	39	-10.3
Parkland County	173	171	1.2	0	10	-100.0	173	181	-4.4
Spruce Grove City	184	125	47.2	211	239	-11.7	395	364	8.5
St. Albert City	100	89	12.4	171	0	--	271	89	204.5
Stony Plain Town	46	43	7.0	39	21	85.7	85	64	32.8
Strathcona County	171	237	-27.8	120	138	-13.0	291	375	-22.4
Sturgeon County	103	102	1.0	0	0	--	103	102	1.0
Other Centres	22	25	-12.0	0	12	-100.0	22	37	-40.5
Total Rural	**1,296**	**1,334**	**-2.8**	**885**	**661**	**33.9**	**2,181**	**1,995**	**9.3**
Grand Total	**4,029**	**3,686**	**9.3**	**4,447**	**4,161**	**6.9**	**8,476**	**7,847**	**8.0**

Table 38a: Edmonton Metropolitan Area

Single-Detached Units Absorbed at Completion by Zone and House Type: November 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	1	0	--	0	2	-100.0	1	7	-85.7	1	1	0.0	3	10	-70.0
Northeast	1	0	--	1	0	--	17	7	142.9	0	0	--	19	7	171.4
Northwest	1	2	-50.0	1	0	--	35	44	-20.5	0	0	--	37	46	-19.6
South Central	2	1	100.0	0	0	--	5	8	-37.5	1	0	--	8	9	-11.1
Southeast	2	1	100.0	0	1	-100.0	33	51	-35.3	0	0	--	35	53	-34.0
Southwest	5	0	--	0	0	--	106	53	100.0	2	0	--	113	53	113.2
West	0	3	-100.0	0	0	--	67	55	21.8	0	5	-100.0	67	63	6.3
Total Edmonton City	**12**	**7**	**71.4**	**2**	**3**	**-33.3**	**264**	**225**	**17.3**	**4**	**6**	**-33.3**	**282**	**241**	**17.0**
Beaumont Town	3	0	--	0	0	--	13	10	30.0	0	0	--	16	10	60.0
Calmar Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Devon Town	0	1	-100.0	0	0	--	0	0	--	0	0	--	0	1	-100.0
Fort Saskatchewan City	2	3	-33.3	0	3	-100.0	10	14	-28.6	0	0	--	12	20	-40.0
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	1	0	--	0	0	--	16	10	60.0	0	0	--	17	10	70.0
Leduc County	4	4	0.0	0	0	--	3	1	200.0	1	3	-66.7	8	8	0.0
Morinville Town	0	0	--	0	1	-100.0	0	1	-100.0	0	0	--	0	2	-100.0
Parkland County	20	19	5.3	0	2	-100.0	7	10	-30.0	6	6	0.0	33	37	-10.8
Spruce Grove City	1	0	--	0	2	-100.0	35	21	66.7	0	0	--	36	23	56.5
St. Albert City	3	2	50.0	0	0	--	16	8	100.0	0	0	--	19	10	90.0
Stony Plain Town	1	2	-50.0	0	0	--	8	2	300.0	1	0	--	10	4	150.0
Strathcona County	4	3	33.3	0	0	--	8	18	-55.6	0	0	--	12	21	-42.9
Sturgeon County	2	1	100.0	0	0	--	0	1	-100.0	4	0	--	6	2	200.0
Other Centres	2	2	0.0	0	0	--	3	1	200.0	0	0	--	5	3	66.7
Total Rural	**43**	**37**	**16.2**	**0**	**8**	**-100.0**	**119**	**97**	**22.7**	**12**	**9**	**33.3**	**174**	**151**	**15.2**
Grand Total	**55**	**44**	**25.0**	**2**	**11**	**-81.8**	**383**	**322**	**18.9**	**16**	**15**	**6.7**	**456**	**392**	**16.3**

Table 38b: Edmonton Metropolitan Area

Single-Detached Units Absorbed at Completion by Zone and House Type: Year-to-Date 2014

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	8	-37.5	8	11	-27.3	51	52	-1.9	3	4	-25.0	67	75	-10.7
Northeast	4	2	100.0	5	4	25.0	134	116	15.5	0	1	-100.0	143	123	16.3
Northwest	9	6	50.0	4	4	0.0	360	376	-4.3	1	1	0.0	374	387	-3.4
South Central	5	2	150.0	0	1	-100.0	55	66	-16.7	5	1	400.0	65	70	-7.1
Southeast	11	9	22.2	6	12	-50.0	700	539	29.9	2	3	-33.3	719	563	27.7
Southwest	25	21	19.0	4	2	100.0	756	668	13.2	7	3	133.3	792	694	14.1
West	16	16	0.0	1	1	0.0	554	416	33.2	2	7	-71.4	573	440	30.2
Total Edmonton City	**75**	**64**	**17.2**	**28**	**35**	**-20.0**	**2,610**	**2,233**	**16.9**	**20**	**20**	**0.0**	**2,733**	**2,352**	**16.2**
Beaumont Town	6	11	-45.5	0	0	--	66	89	-25.8	0	0	--	72	100	-28.0
Calmar Town	1	1	0.0	2	0	--	14	8	75.0	0	1	-100.0	17	10	70.0
Devon Town	0	2	-100.0	0	0	--	1	2	-50.0	0	0	--	1	4	-75.0
Fort Saskatchewan City	10	12	-16.7	5	7	-28.6	116	101	14.9	0	0	--	131	120	9.2
Gibbons Town	6	1	500.0	2	4	-50.0	9	5	80.0	0	4	-100.0	17	14	21.4
Leduc City	10	13	-23.1	0	0	--	153	168	-8.9	0	0	--	163	181	-9.9
Leduc County	32	43	-25.6	0	1	-100.0	27	22	22.7	12	23	-47.8	71	89	-20.2
Morinville Town	4	6	-33.3	2	2	0.0	19	16	18.8	0	0	--	25	24	4.2
Parkland County	90	84	7.1	3	4	-25.0	48	49	-2.0	32	34	-5.9	173	171	1.2
Spruce Grove City	15	7	114.3	0	2	-100.0	169	116	45.7	0	0	--	184	125	47.2
St. Albert City	14	19	-26.3	0	0	--	86	70	22.9	0	0	--	100	89	12.4
Stony Plain Town	7	13	-46.2	0	1	-100.0	32	27	18.5	7	2	250.0	46	43	7.0
Strathcona County	43	44	-2.3	6	14	-57.1	121	176	-31.3	1	3	-66.7	171	237	-27.8
Sturgeon County	49	41	19.5	0	1	-100.0	29	39	-25.6	25	21	19.0	103	102	1.0
Other Centres	9	15	-40.0	4	3	33.3	8	7	14.3	1	0	--	22	25	-12.0
Total Rural	**296**	**312**	**-5.1**	**24**	**39**	**-38.5**	**898**	**895**	**0.3**	**78**	**88**	**-11.4**	**1,296**	**1,334**	**-2.8**
Grand Total	**371**	**376**	**-1.3**	**52**	**74**	**-29.7**	**3,508**	**3,128**	**12.1**	**98**	**108**	**-9.3**	**4,029**	**3,686**	**9.3**

Table 39a: Edmonton Metropolitan Area

Multiple Units Absorbed at Completion by Zone, Type and Tenure: November 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	6	0	0	0	0	0	0	0	6
Northeast	11	0	72	72	54	209	263	0	346
Northwest	15	0	0	0	12	0	12	0	27
South Central	4	0	0	0	0	63	63	0	67
Southeast	21	0	0	0	14	0	14	0	35
Southwest	30	0	0	0	6	118	124	22	176
West	30	0	0	0	0	0	0	0	30
Total Edmonton City	**117**	**0**	**72**	**72**	**86**	**390**	**476**	**22**	**687**
Beaumont Town	8	0	0	0	0	0	0	0	8
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	9	0	0	0	0	0	0	0	9
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	6	0	0	0	6	0	6	4	16
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	18	0	0	0	0	0	0	10	28
St. Albert City	5	0	0	0	0	0	0	0	5
Stony Plain Town	2	0	0	0	0	0	0	0	2
Strathcona County	12	0	0	0	0	0	0	0	12
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**60**	**0**	**0**	**0**	**6**	**0**	**6**	**14**	**80**
Grand Total	**177**	**0**	**72**	**72**	**92**	**390**	**482**	**36**	**767**

Table 39b: Edmonton Metropolitan Area

Multiple Units Absorbed at Completion by Zone, Type and Tenure: Year-to-Date 2014

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	60	0	353	353	0	70	70	11	494
Northeast	78	0	174	174	78	209	287	0	539
Northwest	91	0	48	48	74	214	288	18	445
South Central	39	0	0	0	0	148	148	3	190
Southeast	327	0	181	181	103	106	209	13	730
Southwest	278	0	137	137	102	265	367	55	837
West	212	0	47	47	65	0	65	3	327
Total Edmonton City	**1,085**	**0**	**940**	**940**	**422**	**1,012**	**1,434**	**103**	**3,562**
Beaumont Town	42	0	1	1	0	0	0	39	82
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	53	0	71	71	0	0	0	0	124
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	63	0	0	0	18	0	18	47	128
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	2	0	2	8	10
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	86	0	0	0	13	27	40	85	211
St. Albert City	44	0	127	127	0	0	0	0	171
Stony Plain Town	16	0	6	6	17	0	17	0	39
Strathcona County	84	0	0	0	36	0	36	0	120
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**388**	**0**	**205**	**205**	**86**	**27**	**113**	**179**	**885**
Grand Total	**1,473**	**0**	**1,145**	**1,145**	**508**	**1,039**	**1,547**	**282**	**4,447**

Table 40: Edmonton Metropolitan Area

Percent Absorbed at Completion by Zone: November 2014

Area	% Absorbed at Completion		
	Singles	Multiples	Total
Zone Not Coded	0	0	0
North Central	60.0	37.5	42.9
Northeast	86.4	97.2	96.6
Northwest	75.5	62.8	69.6
South Central	100.0	49.6	52.4
Southeast	85.4	87.5	86.4
Southwest	83.1	93.6	89.2
West	75.3	78.9	76.4
Total Edmonton City	**80.6**	**84.2**	**83.1**
Beaumont Town	94.1	100.0	96.0
Calmar Town	0	0	0
Devon Town	0	0	0
Fort Saskatchewan City	40.0	64.3	47.7
Gibbons Town	0	0	0
Leduc City	60.7	72.7	66.0
Leduc County	80.0	0	80.0
Morinville Town	0	0	0
Parkland County	94.3	0	94.3
Spruce Grove City	65.5	60.9	63.4
St. Albert City	67.9	62.5	66.7
Stony Plain Town	58.8	8.3	29.3
Strathcona County	75.0	85.7	80.0
Sturgeon County	100.0	0	100.0
Other Centres	71.4	0	71.4
Total Rural	**69.9**	**58.8**	**66.0**
Grand Total	**76.1**	**80.6**	**78.9**

Table 41: Alberta Centres with Population of 50,000+

Housing Starts

November 2014									
	Singles			Multiples			Total		
City	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Calgary	541	595	-9.1	537	1,098	-51.1	1,078	1,693	-36.3
Edmonton	641	567	13.1	860	558	54.1	1,501	1,125	33.4
Grande Prairie	20	23	-13.0	2	2	0.0	22	25	-12.0
Lethbridge	37	52	-28.8	29	4	625.0	66	56	17.9
Medicine Hat	22	17	29.4	0	22	-100.0	22	39	-43.6
Red Deer	47	42	11.9	32	99	-67.7	79	141	-44.0
Wood Buffalo	22	23	-4.3	0	53	-100.0	22	76	-71.1

Table 42: Alberta Centres with Population of 50,000+

Housing Starts: Year-to-Date 2014

City	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Calgary	6,067	5,987	1.3	10,224	5,701	79.3	16,291	11,688	39.4
Edmonton	6,304	5,581	13.0	6,482	7,881	-17.8	12,786	13,462	-5.0
Grande Prairie	360	374	-3.7	297	141	110.6	657	515	27.6
Lethbridge	459	483	-5.0	149	99	50.5	608	582	4.5
Medicine Hat	183	216	-15.3	70	28	150.0	253	244	3.7
Red Deer	365	365	0.0	466	385	21.0	831	750	10.8
Wood Buffalo	204	324	-37.0	179	584	-69.3	383	908	-57.8

Table 43: Alberta Centres with Population of 50,000+

Housing Completions

November 2014									
	Singles			Multiples			Total		
City	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Calgary	522	658	-20.7	540	494	9.3	1,062	1,152	-7.8
Edmonton	599	580	3.3	952	947	0.5	1,551	1,527	1.6
Grande Prairie	15	29	-48.3	0	12	-100.0	15	41	-63.4
Lethbridge	26	59	-55.9	42	0	--	68	59	15.3
Medicine Hat	8	34	-76.5	4	0	--	12	34	-64.7
Red Deer	32	47	-31.9	16	107	-85.0	48	154	-68.8
Wood Buffalo	10	32	-68.8	8	8	0.0	18	40	-55.0

Table 44: Alberta Centres with Population of 50,000+

Housing Completions: Year-to-Date 2014

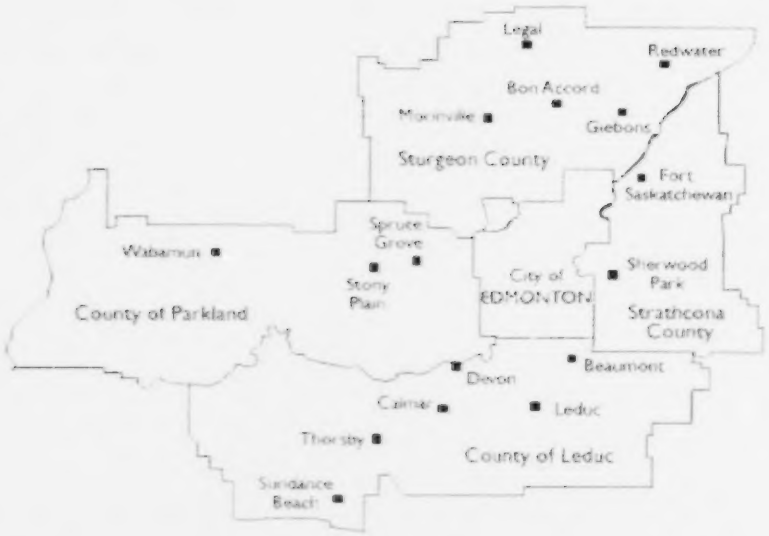
City	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Calgary	5,906	5,636	4.8	6,747	5,671	19.0	12,653	11,307	11.9
Edmonton	5,540	5,246	5.6	6,399	6,108	4.8	11,939	11,354	5.2
Grande Prairie	330	506	-34.8	203	144	41.0	533	650	-18.0
Lethbridge	457	521	-12.3	180	108	66.7	637	629	1.3
Medicine Hat	158	244	-35.2	32	60	-46.7	190	304	-37.5
Red Deer	326	328	-0.6	509	285	78.6	835	613	36.2
Wood Buffalo	255	326	-21.8	220	346	-36.4	475	672	-29.3

Table 45: Alberta Centres with Population of 50,000+

Housing Under Construction

November 2014									
City	Singles			Multiples			Total		
	2014	2013	% Change	2014	2013	% Change	2014	2013	% Change
Calgary	3,736	3,630	2.9	11,884	8,089	46.9	15,620	11,719	33.3
Edmonton	4,719	4,078	15.7	10,025	9,767	2.6	14,744	13,845	6.5
Grande Prairie	276	248	11.3	353	185	90.8	629	433	45.3
Lethbridge	369	354	4.2	113	136	-16.9	482	490	-1.6
Medicine Hat	118	85	38.8	60	22	172.7	178	107	66.4
Red Deer	217	184	17.9	203	243	-16.5	420	427	-1.6
Wood Buffalo	147	175	-16.0	411	636	-35.4	558	811	-31.2

Edmonton Area



Edmonton Census Metropolitan Area

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2011 Census.

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A **"dwelling unit"**, for purposes of the Starts and Completions Survey, is defined as a structurally separate self-contained living premise with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A **"start"**, for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units **"under construction"** as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A **"completion"**, for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term **"absorbed"** means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPE DEFINITIONS

A **"Single-Detached"** dwelling (also referred to as **"Single"**) is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade.

A **"Semi-Detached (Double)"** dwelling (also referred to as **"Semi"**) is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A **"Row (Townhouse)"** dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term **"Apartment"** includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

The term **"multiples"** is equal to the sum of semi, row and apartment units.

STRUCTURE DESIGN ("HOUSE TYPE") DEFINITIONS

Bungalow: A ground-oriented detached residential structure with one level of finished living area above grade.

Split Level: A ground-oriented detached residential structure with at least three levels of finished living area (that do not constitute three storeys), one level of which may be partially below grade. Bi-levels are also captured within this category.

Two storey: A ground-oriented detached residential structure with two levels of finished living area above grade and each living area is approximately the same size.

Other: This category captures all remaining house types including, but not limited to, the following: one and a half storey, two and a half storey, three storey detached residential structures and certain prefabricated homes.

Undetermined: This term refers to instances where CMHC field enumerators were unable to determine dwelling type at time of enumeration. This is mainly due to the early stages of construction not reaching a point where structure design (house type) can be observed or is identifiable.

INTENDED MARKET

The **"intended market"** is the tenure in which the unit is being marketed. This includes the following categories::

Condominium or "condo" (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions.

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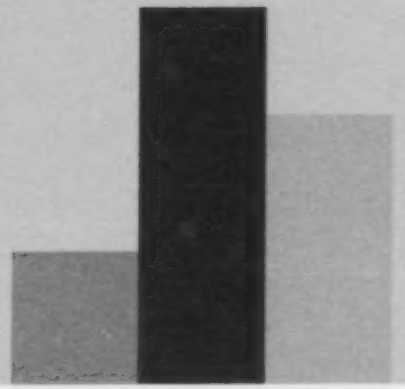

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